

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

1/37 Young Street,  
LEONGATHA 3953

House



3 beds



2 baths



2 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$ 450,000**

### Median sale price

Median **House** for **LEONGATHA** for period **Aug 2016 - Jul 2017**

Sourced from **Price Finder**.

**\$ 322,500**

### Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**2/37 Young Street,**  
Leongatha 3953

**Price \$ 450,000** Sold 12 August 2016

**4/37 Young Street,**  
Leongatha 3953

**Price \$ 450,000** Sold 02 March 2017

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Price Finder.

### Contact agents

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