



Statement of Information

Sections 47AF of the Estate Agents Act 1980

29 Horwood Drive, CANADIAN 3350

House



4 beds



2 baths



2 parking

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range from \$445,000 - \$455,000

Median sale price

Median **House** for **Canadian** for period **Mar 2016 - Mar 2017**
Sourced from **Pricefinder**.

\$310,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

43 Horwood Drive,
Canadian 3350 Price **\$470,000** Sold 08 November 2016

11 Avenwood Close,
Canadian 3350 Price **\$477,000** Sold 14 December 2016

16 Rattray Court,
Canadian 3350 Price **\$462,000** Sold 23 December 2016

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 Pricefinder.

Contact agents

 **Andreana Donhardt**
PRDnationwide

03 5329 4608
0417876 985
andreanad@prdballarat.com.au



PRDnationwide Ballarat

51 Lydiard Street South,
BALLARAT VIC 3350