

1/40 Daldy Crescent, Shepparton Vic 3630



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Indicative Selling Price

\$198,000

Median House Price

March quarter 2017: \$275,000



2 1 1

Rooms:

Property Type: Unit

Land Size: 305 sqm approx

Agent Comments

Comparable Properties

26 Collet St SHEPPARTON 3630 (VG)

Agent Comments

2 - -

Price: \$175,000

Method: Sale

Date: 20/03/2017

Rooms: -

Property Type: Flat/Unit/Apartment (Res)



2/26 Maude St SHEPPARTON 3630 (REI/VG)

Agent Comments

2 1 1

Price: \$174,500

Method: Private Sale

Date: 18/01/2017

Rooms: -

Property Type: Unit



1/61 Wilmot Rd SHEPPARTON 3630 (VG)

Agent Comments

2 - -

Price: \$169,000

Method: Sale

Date: 28/02/2017

Rooms: -

Property Type: Flat/Unit/Apartment (Res)

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode

Indicative selling price

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

Single price

Median sale price

Median price House Suburb

Period - From to Source

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
26 Collet St SHEPPARTON 3630	\$175,000	20/03/2017
2/26 Maude St SHEPPARTON 3630	\$174,500	18/01/2017
1/61 Wilmot Rd SHEPPARTON 3630	\$169,000	28/02/2017