



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 9 Rosella Court, KIALLA 3631

### Indicative selling price

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

**Single price \$550,000**

### Median sale price

Median **House** for **KIALLA** for period **Aug 2017 - Aug 2017**

Sourced from **RP Data**.

**\$377,002**

### Comparable property sales

These are the three properties sold within five kilometres 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.

**15 Seven Creeks Drive,** Price **\$540,000** Sold 07 December 2016  
Kialla 3631

**4 Brewster Crescent,** Price **\$550,000** Sold 10 December 2016  
Kialla 3631

**4 Wagtail Drive,** Price **\$507,000** Sold 24 August 2016  
Kialla 3631

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 RP Data.

### Contact agents

 **Darren Butler**  
Stockdale & Leggo

03 5831 3812

0438 466 843

[darren.butler@stockdaleleggo.com.au](mailto:darren.butler@stockdaleleggo.com.au)

**Stockdale  
& Leggo**

**Stockdale & Leggo  
Shepparton**

120 Wyndham Street,  
Shepparton VIC 3630