

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 39 Irvines Road, ORBOST 3888

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 \$399,000

### Median sale price

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

Sourced from **Real Estate.com**.

## \$160,000

### Comparable property sales

These are the three properties sold within two kilo metres 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.

**13 Irvines,**  
Orbost 3888

Price **\$385,000** Sold 03  
August 2016

**19 Stirling,**  
Orbost 3888

Price **\$295,000** Sold 20 April  
2017

**4 Suter,**  
Orbost 3888

Price **\$425,000** Sold 03  
December 2016

### Additional Information

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 Real Estate.com.

### Wyndham Real Estate & Livestock

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### Contact agents



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