## STATEMENT OF INFORMATION

#### Section 47AF of the Estate Agents Act 1980



### **MEDIAN SALE PRICE**

Gorae

Portland North

Google Portland

Portland W



Suburb Median Sale Price (Vacant Land)

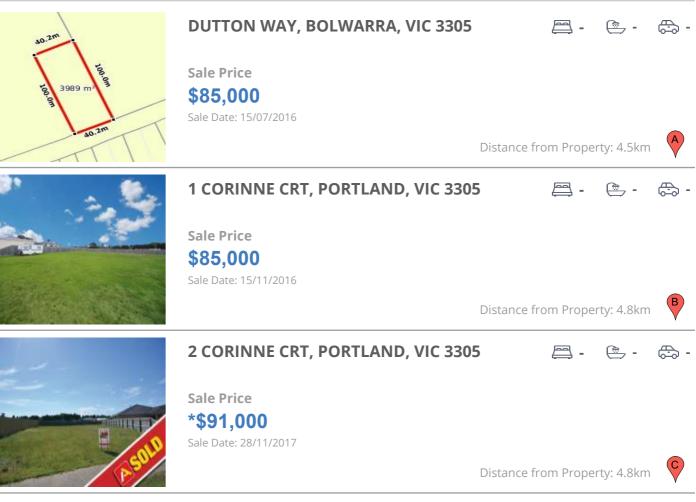
\$70,000

01 October 2016 to 30 September 2017

Provided by: pricefinder

### **COMPARABLE PROPERTIES**

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 most comparable to the property for sale.



This report has been compiled on 30/11/2017 by Portland Seaview Real Estate. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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# Statement of Information Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address Including suburb and postcode 12 NEPTUNE AVENUE S, PORTLAND NORTH, VIC 3305

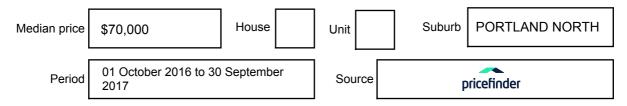
### Indicative selling price

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

Price Range:

\$80,000 to \$85,000

#### Median sale price



### **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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
DUTTON WAY, BOLWARRA, VIC 3305	\$85,000	15/07/2016
1 CORINNE CRT, PORTLAND, VIC 3305	\$85,000	15/11/2016
2 CORINNE CRT, PORTLAND, VIC 3305	*\$91,000	28/11/2017