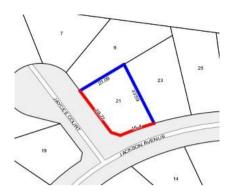


Leo O'Brien 03 5144 1888 0409 143 668 leo@leoobrienproperty.com.au

> **Indicative Selling Price** \$208,000 **Median House Price** June quarter 2017: \$350,000





# Comparable Properties



13 Hyland Ct SALE 3850 (REI)





Price: \$209,000 Method: Private Sale

Date: 19/01/2017 Rooms: -

Property Type: House

Agent Comments



227 Dawson St SALE 3850 (REI)

**1** 3







Price: \$190,000 Method: Auction Sale Date: 11/08/2016

Rooms: -

Property Type: House

**Agent Comments** 



16 Jackson Av SALE 3850 (REI)



Price: \$180,000 Method: Private Sale Date: 24/04/2017

Rooms: 6

Property Type: House

**Agent Comments** 

Account - Leo O'Brien Property | P: 03 5144 1888 | F: 03 5144 2288

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Leo O'Brien 03 5144 1888 0409 143 668 leo@leoobrienproperty.com.au

# Statement of Information

# Single residential property located outside the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Property offered for sa	ıe
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Address	21 Jackson Avenue, Sale Vic 3850
Including suburb or	
locality andpostcode	

#### Indicative selling price

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

Single price \$208,000

### Median sale price

Median price	\$350,000	Н	ouse	Х	Suburb or loc	ality	Sale
Period - From	01/04/2017	to	30/06	6/2017	Source	REI\	I

#### 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
13 Hyland Ct SALE 3850	\$209,000	19/01/2017
227 Dawson St SALE 3850	\$190,000	11/08/2016
16 Jackson Av SALE 3850	\$180,000	24/04/2017





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