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Statement of Information

3 BLUNDELL COURT, TRARALGON, VIC

Prepared by First National Real Estate Latrobe Pty Ltd



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3 BLUNDELL COURT, TRARALGON, VIC

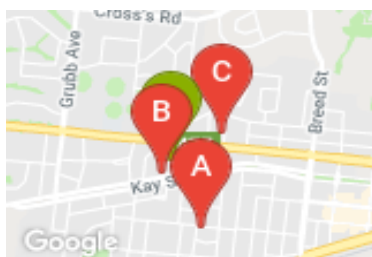
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Indicative Selling Price

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

Single Price: \$339,500

MEDIAN SALE PRICE



TRARALGON, VIC, 3844

Suburb Median Sale Price (House)

\$285,000

01 July 2017 to 30 June 2018

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.



59 HENRY ST, TRARALGON, VIC 3844

3 1 1

Sale Price

***\$329,000**

Sale Date: 17/07/2018

Distance from Property: 511m



138 KAY ST, TRARALGON, VIC 3844

3 1 2

Sale Price

***\$309,000**

Sale Date: 12/07/2018

Distance from Property: 113m



5 NORMAN ST, TRARALGON, VIC 3844

3 2 4

Sale Price

***\$327,500**

Sale Date: 06/06/2018

Distance from Property: 387m



This report has been compiled on 24/07/2018 by First National Real Estate Latrobe Pty Ltd . Property Data Solutions Pty Ltd 2018 - 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

3 BLUNDELL COURT, TRARALGON, VIC

Indicative selling price

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

Single Price:

\$339,500

Median sale price

Median price

\$285,000

House

Unit

Suburb

TRARALGON

Period

01 July 2017 to 30 June 2018

Source

pricfinder

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
59 HENRY ST, TRARALGON, VIC 3844	*\$329,000	17/07/2018
138 KAY ST, TRARALGON, VIC 3844	*\$309,000	12/07/2018
5 NORMAN ST, TRARALGON, VIC 3844	*\$327,500	06/06/2018