

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



29 QUAMBY AVENUE, COLAC, VIC 3250

3 2 2

Indicative Selling Price

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

Price Range:

MEDIAN SALE PRICE



COLAC, VIC, 3250

Suburb Median Sale Price (House)

\$264,000

01 October 2016 to 30 September 2017

Provided by:

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.



14 SINCLAIR ST, COLAC, VIC 3250

4 2 2

Sale Price

\$285,000

Sale Date: 19/02/2017

Distance from Property: 1.9km



28 QUAMBY AVE, COLAC, VIC 3250

3 2 2

Sale Price

\$307,005

Sale Date: 17/02/2017

Distance from Property: 33m



15 ELSINORE ST, COLAC, VIC 3250

3 2 4

Sale Price

\$299,000

Sale Date: 08/12/2016

Distance from Property: 2.2km



This report has been compiled on 11/10/2017 by Charles Stewart Real Estate Colac. 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

29 QUAMBY AVENUE, COLAC, VIC 3250

Indicative selling price

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

Price Range:

Median sale price

Median price

\$264,000

House

Unit

Suburb

COLAC

Period

01 October 2016 to 30 September 2017

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
14 SINCLAIR ST, COLAC, VIC 3250	\$285,000	19/02/2017
28 QUAMBY AVE, COLAC, VIC 3250	\$307,005	17/02/2017
15 ELSINORE ST, COLAC, VIC 3250	\$299,000	08/12/2016