



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 1/55 Garden Street, WARRNAMBOOL 3280

Unit



2 beds



1 baths



1 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

## Single price \$219,900

### Median sale price

Median **Unit** for **WARRNAMBOOL** for period **Jun 2016 - Jun 2017**

Sourced from **Pricefinder**.

## \$249,950

### Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**5 Maycarn Court,**  
Warrnambool 3280

Price **\$254,000** Sold 27 April 2017

**2/5 Argyle Street,**  
Warrnambool 3280


Price **\$227,000** Sold 12 January 2017

**2/12 Peter Street,**  
Warrnambool 3280

Price **\$243,000** Sold 03 February 2017

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 Pricefinder.

### Contact agents

 **Fergus Torpy**  
Ray White

0428 627 161

[fergus.torpy@raywhite.com](mailto:fergus.torpy@raywhite.com)



**Ray White Warrnambool**

64 Banyan Street,  
Warrnambool VIC 3280