

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

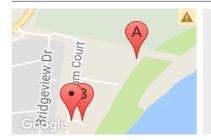


LUIGI STREET, CAPE WOOLAMAI, VIC _- ₾- 뭐-

Provided by: Chase Watters, Alex Scott Cowes

Distance from Property: 35m

MEDIAN SALE PRICE



CAPE WOOLAMAI, VIC, 3925

Suburb Median Sale Price (Other)

01 July 2016 to 30 June 2017

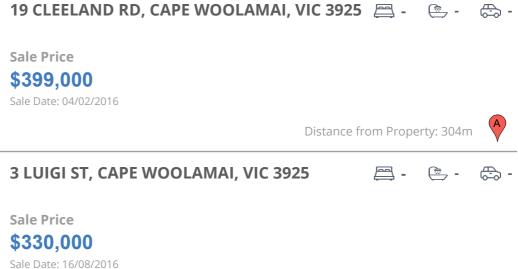
Provided by: pricefinder

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



ONLY \$399,000



This report has been compiled on 13/07/2017 by Alex Scott Cowes. 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

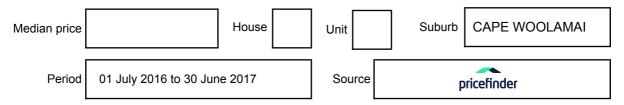
Indicative selling price

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

Price Range:

\$490,000 to \$520,000

Median sale price



Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
19 CLEELAND RD, CAPE WOOLAMAI, VIC 3925	\$399,000	04/02/2016
3 LUIGI ST, CAPE WOOLAMAI, VIC 3925	\$330,000	16/08/2016

