

Statement of Information

Single residential property located outside the Melbourne metropolitan area**Section 47AF of the Estate Agents Act 1980****Property offered for sale**Address
Including suburb or
locality and postcode

13 Alf Court, Drouin Vic 3818

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$210,000

&

\$230,000

Median sale price

Median price

\$455,000

House

X

Unit

Suburb or locality

Drouin

Period - From

01/01/2018

to

31/03/2018

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
1	12 Janine Ct DROUIN 3818	\$226,000	17/01/2018
2	lot 15 Shae Cr DROUIN 3818	\$215,000	06/05/2018
3	Lot/15 Shae Cr DROUIN 3818	\$215,000	06/05/2018

OR

B* 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 eighteen months.

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Indicative Selling Price
 \$210,000 - \$230,000
Median House Price
 March quarter 2018: \$455,000



Rooms:
Property Type: Land
Agent Comments

Comparable Properties



12 Janine Ct DROUIN 3818 (REI/VG)

Agent Comments



Price: \$226,000
Method: Private Sale
Date: 17/01/2018
Rooms: -
Property Type: Land
Land Size: 863 sqm approx



lot 15 Shae Cr DROUIN 3818 (REI)

Agent Comments



Price: \$215,000
Method: Private Sale
Date: 06/05/2018
Rooms: -
Property Type: Land
Land Size: 642 sqm approx



Lot/15 Shae Cr DROUIN 3818 (REI)

Agent Comments



Price: \$215,000
Method: Private Sale
Date: 06/05/2018
Rooms: -
Property Type: Land
Land Size: 642 sqm approx