

WE DELIVER RESULTS

STATEMENT OF INFORMATION

15 TREETOP DRIVE, CARDIGAN, VIC 3352

PREPARED BY BIGGIN & SCOTT BALLARAT, 1006A STURT STREET BALLARAT

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



15 TREETOP DRIVE, CARDIGAN, VIC 3352



Indicative Selling Price

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

Price Range: \$240,000 to \$240,000

MEDIAN SALE PRICE



CARDIGAN, VIC, 3352

Suburb Median Sale Price (Vacant Land)

\$227,500

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.



5 LYTHGO CRT, CARDIGAN, VIC 3352



Sale Price

\$235,000

Sale Date: 17/03/2017

Distance from Property: 1.3km



WHITES RD, CARDIGAN, VIC 3352



Sale Price

\$245,000

Sale Date: 23/03/2017

Distance from Property: 3.6km



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

15 TREETOP DRIVE, CARDIGAN, VIC 3352

Indicative selling price

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

Price Range: \$240,000 to \$240,000

Median sale price

Median price

\$227,500

House

Unit

Suburb

CARDIGAN

Period

01 July 2016 to 30 June 2017

Source

pricfinder

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
5 LYTHGO CRT, CARDIGAN, VIC 3352	\$235,000	17/03/2017
WHITES RD, CARDIGAN, VIC 3352	\$245,000	23/03/2017