



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**22 Shaw Avenue,
EILDON 3713**



House



2 beds



1 bath



1 parking

Indicative selling price

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

Single price \$190,000

Median sale price

Median **House** for **EILDON** for period **Sep 2016 - Sep 2017**

Sourced from **Pricefinder**.

\$220,000

Comparable property sales

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


35 Ninth Street, Price **\$180,000** Sold 16 July 2017
Eildon 3713

5 Fifth Street, Price **\$175,000** Sold 20 May 2017
Eildon 3713

5 Twenty First Street, Price **\$185,000** Sold 20 March 2017
Eildon 3713

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

 **Nik Patek - Alexandra**
Ruralco

03 57 72 1110
0409 936 210
npatek@ruralco.com.au



Rodwells Ruralco - Central Region

38 Emily Street,
Seymour VIC 3660