#### STATEMENT OF INFORMATION

Prepared on 11 August 2017



Joel Anderson
P (03) 56 822 100
M 0438 822 614
E joel@paragreen.com.au

### **House Offered for Sale**

7 Forest Rise Foster VIC 3960

■ 0 ● 0 ⇔ 0

## **Indicative Selling Price**

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

Single Price \$119,000

### **Median Sale Price**

\$315,000 Houses in Foster between Aug 2016 - Jul 2017

Source: CoreLogic

# **Comparable Property Sales**

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	19 Blackwood Drive Foster VIC 3960		Sold Price	\$125,500	Sold Date	29-Nov-16
	<b>=</b> - \(\bar{\bar{\bar{\bar{\bar{\bar{\bar{	<b>⇔</b> -			Distance	0.3km
	22 Blackwood I 3960	Drive Foster VIC	Sold Price	\$135,000	Sold Date Distance	23-Feb-16 0.31km
	24 Landy Road	Foster VIC 3960	Sold Price	\$106,000	Sold Date Distance	10-Mar-16 0.12km
No. 15						

**DISCLAIMER** Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.