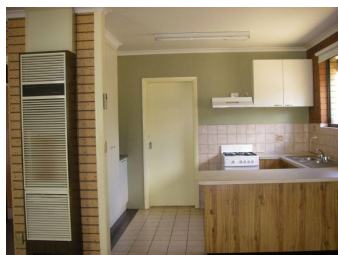


STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

**2/93 HUONS HILL ROAD, WODONGA, VIC**

2



1

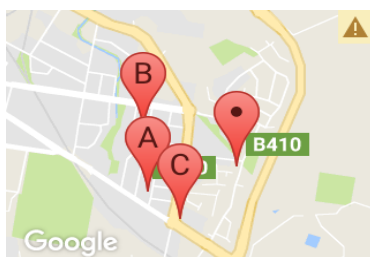


1

Indicative Selling PriceFor the meaning of this price see consumer.vic.au/underquoting**Price Range: 185,000 to 195,000**

Provided by: Heidi Bourke, Sellbuyrent

MEDIAN SALE PRICE

**WODONGA, VIC, 3690**

Suburb Median Sale Price (Unit)

\$180,000

01 July 2017 to 30 September 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within five 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.

**6/121 GRALEN ST, WODONGA, VIC 3690**

2



1



1

Sale Price**\$180,000**

Sale Date: 07/08/2017

Distance from Property: 619m

**2/13 HAGUE RD, WODONGA, VIC 3690**

2



1



2

Sale Price**\$219,000**

Sale Date: 06/12/2016

Distance from Property: 683m

**13 COLOMBERA CCT, WODONGA, VIC**

2



1



1

Sale Price**\$175,000**

Sale Date: 02/06/2016

Distance from Property: 543m

This report has been compiled on 23/11/2017 by Sellbuyrent. 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

2/93 HUONS HILL ROAD, WODONGA, VIC 3690

Indicative selling price

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

Price Range:

185,000 to 195,000

Median sale price

Median price

\$180,000

House

Unit

X

Suburb

WODONGA

Period

01 July 2017 to 30 September 2017

Source



Comparable property sales

These are the three properties sold within five 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.

Address of comparable property	Price	Date of sale
6/121 GRALEN ST, WODONGA, VIC 3690	\$180,000	07/08/2017
2/13 HAGUE RD, WODONGA, VIC 3690	\$219,000	06/12/2016
13 COLOMBERA CCT, WODONGA, VIC 3690	\$175,000	02/06/2016