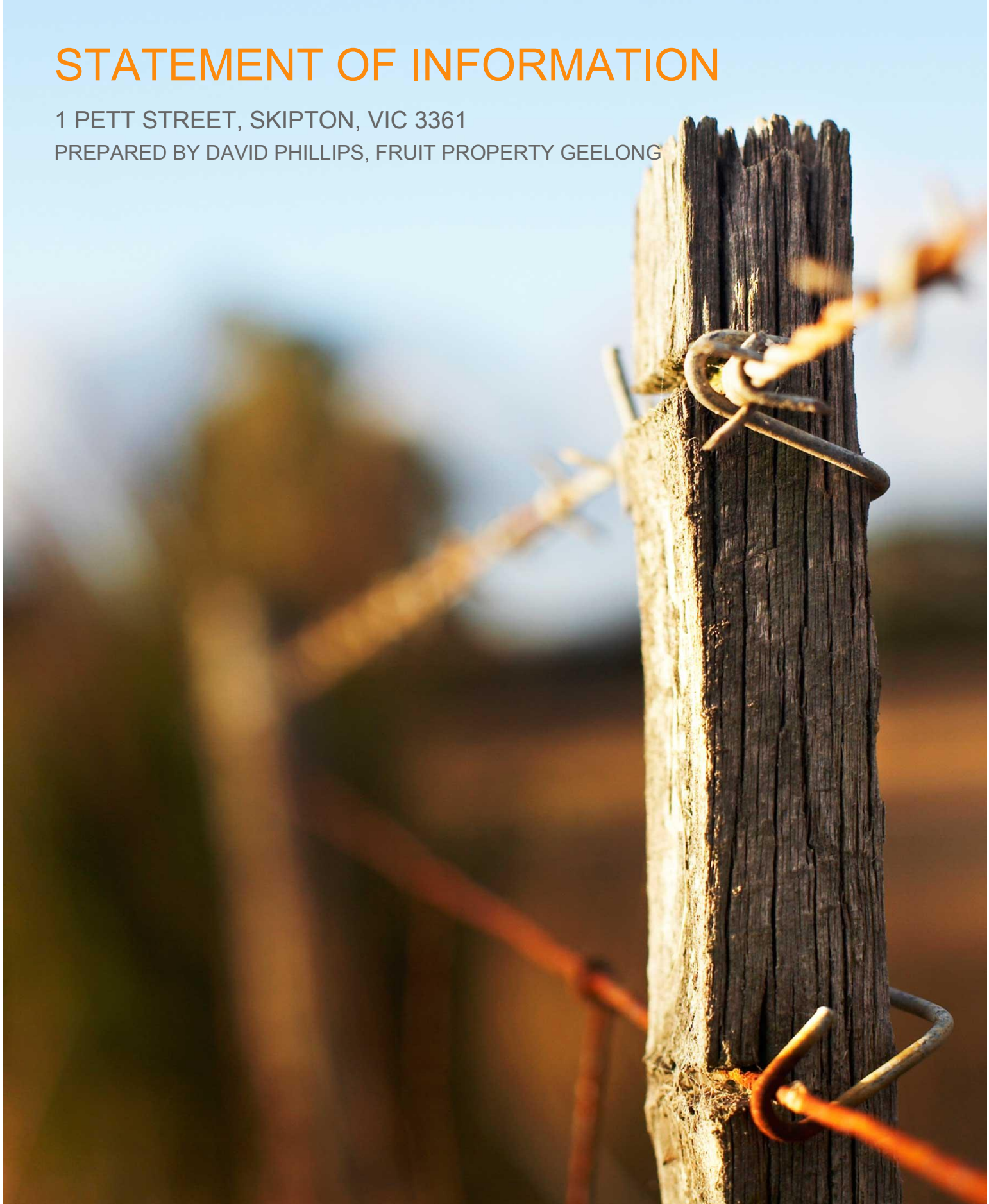


STATEMENT OF INFORMATION

1 PETT STREET, SKIPTON, VIC 3361

PREPARED BY DAVID PHILLIPS, FRUIT PROPERTY GEELONG



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



1 PETT STREET, SKIPTON, VIC 3361



Indicative Selling Price

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

Single Price: \$160,000

Provided by: David Phillips, Fruit Property Geelong

MEDIAN SALE PRICE



SKIPTON, VIC, 3361

Suburb Median Sale Price (Vacant Land)

\$42,000

01 January 2017 to 31 December 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.



11 ANDERSON ST, SKIPTON, VIC 3361



Sale Price

\$20,000

Sale Date: 14/02/2017

Distance from Property: 678m



6 PETT ST, SKIPTON, VIC 3361



Sale Price

\$280,000

Sale Date: 25/09/2017

Distance from Property: 86m



This report has been compiled on 15/02/2018 by Fruit Property Geelong. Property Data Solutions Pty Ltd 2018 - 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

1 PETT STREET, SKIPTON, VIC 3361

Indicative selling price

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

Single Price:

\$160,000

Median sale price

Median price

\$42,000

House

Unit

Suburb

SKIPTON

Period

01 January 2017 to 31 December
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
11 ANDERSON ST, SKIPTON, VIC 3361	\$20,000	14/02/2017
6 PETT ST, SKIPTON, VIC 3361	\$280,000	25/09/2017