



Bonnici &
Associates



STATEMENT OF INFORMATION

65 BARTON STREET, WEST WODONGA, VIC 3690

PREPARED BY LEXLEY SEWELL, FIRST NATIONAL BONNICI & ASSOCIATES



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



65 BARTON STREET, WEST WODONGA,

5 2 5

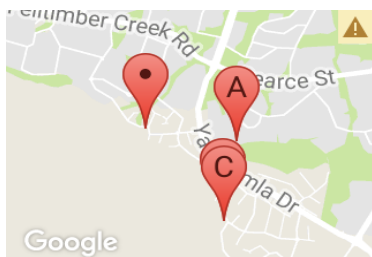
Indicative Selling Price

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

Single Price: 649,000

Provided by: Lexley Sewell, First National Bonnici & Associates

MEDIAN SALE PRICE



WEST WODONGA, VIC, 3690

Suburb Median Sale Price (House)

\$330,000

01 January 2017 to 31 December 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 HILLTOP CRT, WODONGA, VIC 3690

4 3 2

Sale Price

\$562,500

Sale Date: 25/05/2017

Distance from Property: 616m



3 THE CRT, WODONGA, VIC 3690

4 2 2

Sale Price

\$605,000

Sale Date: 20/09/2017

Distance from Property: 809m



18 AVONDALE DR, WODONGA, VIC 3690

4 2 2

Sale Price

\$615,000

Sale Date: 06/06/2017

Distance from Property: 854m



This report has been compiled on 06/03/2018 by First National Bonnici & Associates. 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

65 BARTON STREET, WEST WODONGA, VIC 3690

Indicative selling price

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

Single Price:

649,000

Median sale price

Median price

\$330,000

House

X

Unit


Suburb

WEST WODONGA

Period

01 January 2017 to 31 December 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 HILLTOP CRT, WODONGA, VIC 3690	\$562,500	25/05/2017
3 THE CRT, WODONGA, VIC 3690	\$605,000	20/09/2017
18 AVONDALE DR, WODONGA, VIC 3690	\$615,000	06/06/2017