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Statement of Information

2 LEIGHTON COURT, WODONGA, VIC 3690

Prepared by Tiago Neves, First National Bonnici & Associates



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



2 LEIGHTON COURT, WODONGA, VIC 3690  3  1  2

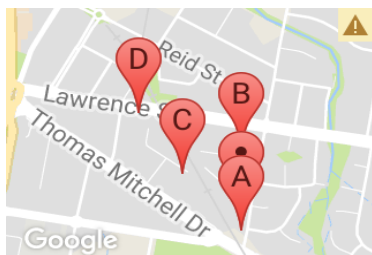
Indicative Selling Price

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

Single Price: **\$264,000**

Provided by: Tiago Neves, First National Bonnici & Associates

MEDIAN SALE PRICE



WODONGA, VIC, 3690

Suburb Median Sale Price (House)

\$320,000

01 July 2016 to 30 June 2017

Provided by: 

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.



105 WIGG ST, WODONGA, VIC 3690

 3  1  2

Sale Price

\$259,500

Sale Date: 31/05/2017

Distance from Property: 85m



2 HUNT ST, WODONGA, VIC 3690

 3  1  4

Sale Price

\$260,000

Sale Date: 30/06/2017

Distance from Property: 217m



31 HENSLEY CRT, WODONGA, VIC 3690

 3  1  1

Sale Price

\$261,000

Sale Date: 29/11/2016

Distance from Property: 231m



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Bonnici &
Associates



141 LAWRENCE ST, WODONGA, VIC 3690

 3  2  1

Sale Price

\$260,000

Sale Date: 19/05/2017

Distance from Property: 485m



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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 LEIGHTON COURT, WODONGA, VIC 3690

Indicative selling price

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

Single Price:

\$264,000

Median sale price

Median price

\$320,000

House

X

Unit


Suburb

WODONGA

Period

01 July 2016 to 30 June 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
105 WIGG ST, WODONGA, VIC 3690	\$259,500	31/05/2017
2 HUNT ST, WODONGA, VIC 3690	\$260,000	30/06/2017
31 HENSLEY CRT, WODONGA, VIC 3690	\$261,000	29/11/2016
141 LAWRENCE ST, WODONGA, VIC 3690	\$260,000	19/05/2017