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Tierney Real Estate Mildura Pty Ltd ABN 59 169 960 301 ACN 169 960 301 J.M. Grogan Licensed Estate Agent

## Statement of Information

Single residential property

Sections 47AF of the Estate Agents Act 1980

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

Price Range between	\$650,000		&	\$710,000	
Median sale	price				
Median price	\$263,500	Hou	se 🗸	Subt or loca	Urb Mildura
	01.400.4001.4		100 10017	https:	://www.realestate.com.au/neighbourhoods/
Period - From	01/09/2016	to 25,	/09/2017		ra-3500-vic

## 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
1 3105 RIVERSIDE AVE, CABARITA, VIC 3505	\$510,000	19/12/2016
2 3029 ETIWANDA AVE, MILDURA, VIC 3500	\$662,500	04/05/2017
3 3644 BENETOOK AVE, IRYMPLE, VIC 3498	\$660,000	28/06/2017