



25 Madden Avenue Mildura
PO Box 5095 Mildura Vic 3502
t 03 5022 9200
e info@trem.com.au
w tierneyrealestatemildura.com.au
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

Property offered for sale

Address
Including suburb or
locality and
postcode

4 Washington Drive, Mildura VIC 3500

Indicative selling price

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

Range between \$325,000 & \$357,500

Median sale price

Median price \$305,000 House ☒ Suburb or locality Mildura

Period - From 01/07/2018 to 29/07/2019 Source <https://www.realestate.com.au/neighbourhoods/>

<<Delete if no median price available>>Important advice about the median sale price: When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.

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 2 Willow Grove, Mildura VIC 3500	\$337,000	23/05/2019
2 237 Walnut Avenue, Mildura VIC 3500	\$327,000	22/03/2019
3 170 Thirteenth Street, Mildura VIC 3500	\$337,500	19/06/2018