

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

2 Harvard Place, Wangaratta VIC 3677

Indicative selling price

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

Single price

\$495,000

or range between \$

&

\$

Median sale price

Median price

\$275,000

House

unit

Suburb
or locality

Wangaratta

Period - From

19/02/2017

to

19/02/2018

Source

CoreLogic

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
12 Red Gum Way, Wangaratta VIC 3677	\$479,000	08/02/2018
94 Williams Road, Wangaratta VIC 3677	\$468,000	17/08/2017
11 James Court, Wangaratta VIC 3677	\$475,000	18/01/2018
11 Logan Drive, Wangaratta VIC 3677	\$470,000	07/04/2017