

Wilson Partners

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 or
locality and postcode

65 Wallara waters Wallan, Vic 3756

Indicative selling price

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

Single price

or range between

\$550,000

&

\$575,000

Median sale price

Median price

\$441,000

House

x

Unit

Suburb
or locality

Wallan

Period - From

13/9/2017

to

19/2/2018

Source

Landata

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
54 Wallara waters Blvd Wallan	\$520,000	17/2/2018
102 Wallara waters Blvd Wallan	\$539,000	19/2/2018
148 Wallara waters Blvd, wallan	\$525,000	13/9/2017