



Janelle Puppa  
**REAL ESTATE**

## **STATEMENT OF INFORMATION**

165 HIGH STREET, SEYMOUR, VIC 3660

PREPARED BY JANELLE PUPPA REAL ESTATE, 1/ 5A WALLIS STREET SEYMOUR



## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**165 HIGH STREET, SEYMOUR, VIC 3660**

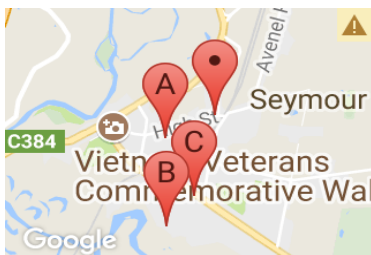
3 2 3

### Indicative Selling Price

For the meaning of this price see [consumer.vic.au/underquoting](http://consumer.vic.au/underquoting)

Single Price: **\$399,000 to \$399,000**

## MEDIAN SALE PRICE



**SEYMOUR, VIC, 3660**

Suburb Median Sale Price (House)

**\$290,000**

01 April 2017 to 31 March 2018

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.



**3 COLLAS ST, SEYMOUR, VIC 3660**

3 2 2

### Sale Price

**\*\$390,000**

Sale Date: 08/03/2018

Distance from Property: 733m



**14 DELHI ST, SEYMOUR, VIC 3660**

3 2 2

### Sale Price

**\$395,000**

Sale Date: 09/02/2018

Distance from Property: 1.7km



**68 ANZAC AVE, SEYMOUR, VIC 3660**

3 2 2

### Sale Price

**\*\$338,000**

Sale Date: 09/02/2018

Distance from Property: 1.2km



This report has been compiled on 16/05/2018 by Janelle Puppa Real Estate. Property Data Solutions Pty Ltd 2018 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

## 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

165 HIGH STREET, SEYMOUR, VIC 3660


### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price: \$399,000 to \$399,000

### Median sale price

Median price \$290,000 House ☒ Unit ☐ Suburb SEYMOUR

Period 01 April 2017 to 31 March 2018 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
3 COLLAS ST, SEYMOUR, VIC 3660	*\$390,000	08/03/2018
14 DELHI ST, SEYMOUR, VIC 3660	\$395,000	09/02/2018
68 ANZAC AVE, SEYMOUR, VIC 3660	*\$338,000	09/02/2018