



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



33 JESSUPS LANE, AVENEL, VIC 3664

3 1 4

Indicative Selling Price

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

Price Range: **\$499,000 to \$499,000**

MEDIAN SALE PRICE



AVENEL, VIC, 3664

Suburb Median Sale Price (House)

\$339,000

01 April 2017 to 31 March 2018

Provided by: pricefinder

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



241 EWINGS RD, AVENEL, VIC 3664

3 1 5

Sale Price

***\$565,000**

Sale Date: 17/04/2018

Distance from Property: 931m



867 AERODROME RD, AVENEL, VIC 3664

3 1 4

Sale Price

***\$550,000**

Sale Date: 10/01/2018

Distance from Property: 919m



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

33 JESSUPS LANE, AVENEL, VIC 3664

Indicative selling price

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Price Range:

\$499,000 to \$499,000

Median sale price

Median price

\$339,000

House

X

Unit

Suburb

AVENEL

Period

01 April 2017 to 31 March 2018

Source



Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
241 EWINGS RD, AVENEL, VIC 3664	*\$565,000	17/04/2018
867 AERODROME RD, AVENEL, VIC 3664	*\$550,000	10/01/2018