



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**7 Ardlie Street,
WARRNAMBOOL 3280**

House



2 beds



1 baths



1 parking

Indicative selling price

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

Single price \$349,000

Median sale price

Median **House** for **WARRNAMBOOL** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$360,000

Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**1/342 Timor Street,
WARRNAMBOOL 3280**

Price **\$337,000** Sold 21
September 2019

**40 Jamieson Street,
WARRNAMBOOL 3280**

Price **\$330,000** Sold 24 July
2018

**36 Hider Street,
WARRNAMBOOL 3280**

Price **\$367,000** Sold 03
November 2018

This Statement of Information was prepared on 7th Nov 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

**Stockdale & Leggo
Warrnambool**

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Contact agents



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**Stockdale
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