

STATEMENT OF INFORMATION

Single residential property located outside Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

22 Balanada Close, Alfredton, VIC 3350

Indicative selling price

Single Price or Range between

\$269,000 - \$279,000







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

Median sale price

Median Price \$240,000	Property Type Unit	Suburb ALFREDTON
Period From 18/05/2018	Period To 18/11/2019	Source Core Logic

Comparable property sales

These are the three properties sold within five kilometres of the property of the sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

	51 WARBURTON DRIVE LUCAS Price \$255,000 Date of Sale 26/06/2019 Land 150 sqm	2  2  1 
	50 VALE STREET ALFREDTON Price \$275,000 Date of Sale 14/02/2019 Land 216 sqm	2  1  1 
	47 WARBURTON DRIVE LUCAS Price \$259,000 Date of Sale 12/07/2018 Land 150 sqm	2  2  1 