



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# Lot 59 Brudian Rise, STRATHFIELDSAYE 3551

### Indicative selling price

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

**Single price \$149,950**

### Median sale price

Median **House** for **STRATHFIELDSAYE** for period **Jul 2016 - Jun 2017**

Sourced from **pricefinder**.

**\$169,100**

### 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.

**455 Tannery Lane,**  
Strathfieldsaye 3551

Price **\$157,000** Sold 11  
September 2015

**450 Tannery Lane,**  
Strathfieldsaye 3551

Price **\$164,000** Sold 07  
October 2015

**447 Tannery Lane ,**  
Strathfieldsaye 3551

Price **\$154,000** Sold 27  
October 2015

### 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.

House

### PRDnationwide Bendigo

150 Lyttleton Terrace,  
Bendigo VIC 3550

### Contact agents



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**PRD** nationwide