



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**31 Heales Street,  
MOUNT PLEASANT 3350**

House



2 beds



1 baths



1 parking

### Indicative selling price

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

**Range \$295,000 - \$315,000**

### Median sale price

Median **House** for **Mount Pleasant** for period **Apr 2019 - Jun 2019**

Sourced from **REIV**.

**\$377,500**

### 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.

**803a Laurie Street,**  
Mount Pleasant 3350

Price **\$312,000** Sold 13  
November 2018

**303 Gladstone Street,**  
Golden Point 3350

Price **\$310,000** Sold 15  
August 2019

**31 Heales Street,**  
Mount Pleasant 3350

Price **\$293,000** Sold 24  
September 2018

This Statement of Information was prepared on 2nd Oct 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 REIV.

### Ray White Ballarat

37 Lydiard Street South,  
Ballarat VIC 3350

### Contact agents



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