



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 812 Talbot Street South, REDAN 3350

### Indicative selling price

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

**Range \$350,000 - \$380,000**

### Median sale price

Median **House** for **REDAN** for period **Sep 2018 - Sep 2019**

Sourced from **REIV**.

**\$346,000**

### 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.

**804 Skipton Street,**  
Redan 3350 **Price \$365,000** Sold 17 July  
2018

**808 Talbot Street,**  
Redan 3350 **Price \$363,000** Sold 01  
February 2019

**413 Cooke Street,**  
Redan 3350 **Price \$360,000** Sold 19 July  
2018

This Statement of Information was prepared on 30th Sep 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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