

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**52 BENALLA ST, BENALLA, VIC 3672**

3 1 1

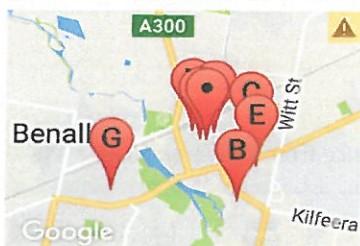
Indicative Selling Price

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

Price Range: **\$267,000 to \$296,000**

Provided by: David MacKinnon, Benalla Residential Rural Real Estate

## MEDIAN SALE PRICE



**BENALLA, VIC, 3672**

Suburb Median Sale Price (House)

**\$243,750**

01 April 2016 to 31 March 2017

Provided by: pricefinder

## COMPARABLE PROPERTIES

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



**17 SMYTHE ST, BENALLA, VIC 3672**

3 1 1

Sale Price

**\$270,000**

Sale Date: 24/04/2017

Distance from Property: 146m



**12 RIVERVIEW RD, BENALLA, VIC 3672**

3 1 2

Sale Price

**\$280,000**

Sale Date: 07/04/2017

Distance from Property: 1km



**41 SALISBURY ST, BENALLA, VIC 3672**

3 2 2

Sale Price

**\$277,500**

Sale Date: 28/02/2017

Distance from Property: 620m



This report has been compiled on 19/06/2017 by Benalla Residential Rural Real Estate. Property Data Solutions Pty Ltd 2017 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

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