

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

12 SPURWING PLACE, WANGARATTA, VIC

### Indicative selling price

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

Price Range: \$380,000 to \$410,000

### Median sale price

Median price

\$289,000

House

Unit

Suburb

WANGARATTA

Period

01 July 2017 to 30 June 2018

Source

pricfinder

### Comparable property sales

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.

Address of comparable property	Price	Date of sale
12 DIANNE CL, WANGARATTA, VIC 3677	**\$440,000	26/06/2018
12 GASKIN WAY, WANGARATTA, VIC 3677	\$375,000	14/05/2018
2 KATHLEEN CRT, WANGARATTA, VIC 3677	\$436,000	09/03/2018