

STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

11 Wirraway Court, Ashburton, VIC 3147

Indicative selling price

\$1,050,000 - \$1,150,000

Range between

For the meaning of this price, see consumer.vic.gov.au/underquoting

Median sale price

Median price
\$ 1,560,000

House

*Delete house or unit as applicable

Suburb
ASHBURTON

Period
17/01/2019 - 16/07/2019

Source
Price Finder

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



**22 MEADEN STREET
ASHBURTON**

3 **1** **2**

Agents Advice - Sale *\$1,210,000
Date Sold 27/04/2019
Land 610 sqm



**20 SUNDERLAND AVENUE
ASHBURTON**

3 **1** **1**

Agents Advice - Sale *\$1,100,000
Date Sold 15/06/2019
Land 694 sqm



**8 LAE COURT
ASHBURTON**

2 **1** **1**

Normal Sale \$1,150,000
Date Sold 11/05/2019
Land 585 sqm