



STATEMENT OF INFORMATION

13 HARVEY STREET, CRESWICK, VIC 3363

PREPARED BY AAG PROPERTY CONSULTANTS, 45 FRASER STREET CLUNES

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



13 HARVEY STREET, CRESWICK, VIC 3363  3  2  -

Indicative Selling Price

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

Single Price: **\$350,000**

MEDIAN SALE PRICE



CRESWICK, VIC, 3363

Suburb Median Sale Price (House)

\$318,000

01 October 2016 to 30 September 2017

Provided by: 

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.



174 BALLARAT RD, CRESWICK, VIC 3363

 3  2  2

Sale Price

\$349,850

Sale Date: 19/06/2017

Distance from Property: 2km



192 BALLARAT RD, CRESWICK, VIC 3363

 3  2  2

Sale Price

\$375,000

Sale Date: 14/03/2017

Distance from Property: 2.2km



154 ASCOT-CRESWICK RD, CRESWICK, VIC

 3  2  1

Sale Price

\$352,500

Sale Date: 20/01/2017

Distance from Property: 2.2km



This report has been compiled on 28/11/2017 by AAG Property Consultants. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

13 HARVEY STREET, CRESWICK, VIC 3363

Indicative selling price

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

Single Price:

\$350,000

Median sale price

Median price

\$318,000

House

X

Unit


Suburb

CRESWICK

Period

01 October 2016 to 30 September 2017

Source



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
174 BALLARAT RD, CRESWICK, VIC 3363	\$349,850	19/06/2017
192 BALLARAT RD, CRESWICK, VIC 3363	\$375,000	14/03/2017
154 ASCOT-CRESWICK RD, CRESWICK, VIC 3363	\$352,500	20/01/2017