



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**2 Sledmere Ave,
COBRAM 3644**

House



3 beds



2 baths



2 parking

Indicative selling price

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

Single price \$192,500

Median sale price

Median **House** for **COBRAM** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$247,500

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.

7 Wirbill St,
Cobram 3644

Price **\$180,000** Sold 15
February 2018

33 Wondah St,
Cobram 3644

Price **\$180,000** Sold 08
December 2017

2 Campbell Road,
Cobram 3644

Price **\$190,000** Sold 14
November 2017

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 Pricefinder.

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