



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2 Smythe Street, SKIPTON 3361

House



3 beds



1 baths



2 parking

### Indicative selling price

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

## Range \$220,000 - \$230,000

### Median sale price

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

Sourced from **PRICEFINDER**.

## \$179,997

### 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.

**22 Scott Street,**  
Skipton 3361

Price **\$255,000** Sold 08  
November 2016

**13 Bridge Street,**  
Skipton 3361

Price **\$220,000** Sold 03  
February 2016

**67 Montgomery Street,**  
Skipton 3361

Price **\$215,000** Sold 09  
August 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.

### Ray White Ballarat

37 Lydiard Street South,  
Ballarat VIC 3350

### Contact agents



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