



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 28 Manuka Drive, WARRNAMBOOL 3280

House

4 beds

2 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 \$700,000 - \$770,000**

### Median sale price

Median **House** for **WARRNAMBOOL** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

**\$330,000**

### 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.

**17 Verdon Street,**  
Warrnambool 3280

Price **\$700,000** Sold 21  
December 2017

**24 Foster Street,**  
Warrnambool 3280

Price **\$735,000** Sold 29  
November 2017

**21 Swinton Street,**  
Warrnambool 3280

Price **\$750,000** Sold 03  
February 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 Warrnambool

64 Banyan Street,  
Warrnambool VIC 3280

### Contact agents



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