



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 42 Wood Street, PRESTON 3072

### Indicative selling price

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

**Range \$900,000 - \$990,000**

### Median sale price

Median **House** for **PRESTON** for period **Oct 2017 - Mar 2018**

Sourced from **Pricefinder**.

**\$1,000,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**3 Cynga Street,**  
Preston 3072      Price **\$902,000** Sold 22 May  
2018

**14 Sapphire Street,**  
Preston 3072      Price **\$932,000** Sold 26 May  
2018

**43 Kathleen Street,**  
Preston 3072      Price **\$985,000** Sold 16  
December 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 Reservoir

286 Broadway,  
Reservoir VIC 3073

#### Contact agents



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