



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 6 Margaret Court, COBRAM 3644

House



4 beds



2 baths



1 parking

### Indicative selling price

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

## Single price \$230,000

### Median sale price

Median **House** for **COBRAM** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

## \$250,000

### 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.

**30 Denise Road,**  
Cobram 3644

Price **\$212,000** Sold 31  
October 2017

**5 Margaret Court,**  
Cobram 3644

Price **\$262,000** Sold 24  
October 2017

**1 Wills Street,**  
Cobram 3644

Price **\$245,000** Sold 24  
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 Cobram

36 Bank Street,  
Cobram VIC 3644

### Contact agents



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