

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

791 Princes Way, Drouin Vic 3818

Indicative selling price

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

Single price \$1,200,000

Median sale price

Median price \$417,500

House

X

Unit

Suburb or locality

Drouin

Period - From

01/07/2017

to

30/09/2017

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1		
2		
3		

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

791 Princes Way, Drouin Vic 3818

Graeme Arthurson
03 5625 5803
0418 101 690
graeme@arthursonrealestate.com.au



 4  2  6

Rooms: 9
Property Type: Residential
Land Size: 16000 sqm approx
Agent Comments

Indicative Selling Price
\$1,200,000
Median House Price
September quarter 2017: \$417,500

Comparable Properties



915 Princes Way DROUIN 3818 (REI)

Agent Comments

 4  3  5

Price: \$961,000
Method: Private Sale
Date: 10/02/2017
Rooms: 2
Property Type: House (Res)
Land Size: 4590 sqm approx



2a Charlou Ct DROUIN 3818 (REI)

Agent Comments

 5  2  11

Price: \$920,000
Method: Private Sale
Date: 22/12/2016
Rooms: 7
Property Type: Rural Residential
Land Size: 4093 sqm approx

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.