



Statement of Information

Section n 47AF of the Estate Agents Act 1980

Property offered for sale **18 MONTGOMERY STREET, YARRAM 3971**

Indicative selling price

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

Single price \$85,000

Median sale price

Median **Vacant Land** for **YARRAM** for period **Jan 2018 - Dec 2018**

Sourced from **Pricefinder**.

\$54,500

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.

12/26 Duke Street,
Yarram 3971

Price **\$65,000** Sold 23 July
2018

19 Dougherty Street,
Yarram 2391

Price **\$170,000** Sold 08
August 2018

5 Nightingale Street,
Yarram 3971

Price **\$34,000** Sold 24 June
2018

This Statement of Information was prepared on 16th Sep 2019

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.

Elders Real Estate Yarram

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Contact agents



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