



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**46 Bradley Street,  
WARRNAMBOOL 3280**

House



3 beds



1 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 \$237,500**

### Median sale price

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

Sourced from **Pricefinder**.

**\$320,000**

### 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.

**23 Examiner Crescent,** Price **\$238,000** Sold 29 November 2016  
warrnambool 3280

**68 Hoddle Street,** Price **\$240,000** Sold 21 April 2017  
Warrnambool 3280

**32 Bradley Street,** Price **\$225,000** Sold 29 November 2016  
Warrnambool 3280

### Contact agents

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**Stockdale & Leggo  
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128 Lava Street,  
Warrnambool VIC 3280

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.