



Statement of Information

Sections 47AF of the Estate Agents Act 1980

96 Nightingale Avenue, WODONGA 3690

House



4 beds



2 baths



2 parking

Indicative selling price

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

Single price \$349,000

Median sale price

Median **House** for **WODONGA** for period **Jul 2016 - Jun 2017**

Sourced from **Pricefinder**.

\$315,000

Comparable property sales

These are the three properties sold within two kilometres 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.

5 Jennifer Place,
Wodonga 3690 Price **\$247,000** Sold 08 August 2017

3 Billy Hughes Court,
Wodonga 3690 Price **\$302,500** Sold 04 August 2017

89 Marshall Street,
Wodonga 3690 Price **\$300,000** Sold 27 June 2017

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.

Contact agents

 **Jamie Maynard**
Elders

02 6024 5450
0413 743 361

jamie.maynard@eldersrealestate.com.au



Elders Real Estate Wodonga

140-142 High Street,
Wodonga VIC 3690