

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

63 Johns Road,  
CRESWICK 3363

House



3 beds



2 baths



7 parking

### Indicative selling price

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

**Range from \$735,000 -  
\$755,000**

### Median sale price

Median **House** for **CRESWICK** for period **Jun 2016 - Jun 2017**  
Sourced from **Price Finder**.

**\$325,000**

### 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.

**69 Boundary Road,** Price **\$740,000** Sold 06 March 2017  
SULKY

**1900 Midland Highway,** Price **\$710,000** Sold 23 May 2017  
CRESWICK

**25 Clifton Road,** Price **\$680,000** Sold 18 September 2016  
CRESWICK

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 Price Finder.

### Contact agents

 **Matthew Edwards**  
PRDnationwide

(03) 5331 1111  
0401 728 881

[matthewe@prdballarat.com.au](mailto:matthewe@prdballarat.com.au)



**PRDnationwide Ballarat**

51 Lydiard Street South,  
BALLARAT VIC 3350