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Rooms:
Property Type: House (Res)
Land Size: 326 sqm approx
[Agent Comments](#)

Indicative Selling Price
\$240,000 - \$250,000
Median House Price
June quarter 2017: \$315,000

Comparable Properties



13/276a Humffray St.N BROWN HILL 3350 (REI)

[Agent Comments](#)

3 3 1

Price: \$242,500
Method: Private Sale
Date: 19/05/2016
Rooms: 5
Property Type: Townhouse (Res)



1/276a Humffray St.N BROWN HILL 3350 (REI)

[Agent Comments](#)

2 1 1

Price: \$240,000
Method: Private Sale
Date: 21/04/2016
Rooms: 3
Property Type: Townhouse (Res)



8/276a Humffray St.N BROWN HILL 3350 (REI)

[Agent Comments](#)

2 1 1

Price: \$238,000
Method: Private Sale
Date: 29/07/2016
Rooms: 3
Property Type: Townhouse (Res)

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

Indicative selling price

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

Range between &

Median sale price

Median price House Suburb or locality
 Period - From to Source

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
13/276a Humffray St.N BROWN HILL 3350	\$242,500	19/05/2016
1/276a Humffray St.N BROWN HILL 3350	\$240,000	21/04/2016
8/276a Humffray St.N BROWN HILL 3350	\$238,000	29/07/2016