



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**1 Morrish Road,  
SHEPPARTON 3630**

House



3 beds



3 baths



2 parking

### Indicative selling price

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

**Single price \$198,000**

### Median sale price

Median **House** for **SHEPPARTON** for period **Jun 2017 - May 2018**

Sourced from **Pricefinder**.

**\$281,950**

### 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 the most comparable to the property for sale.

**28 Ashton Road,**  
SHEPPARTON 3630

**Price \$210,000** Sold 13  
October 2017

**19 Kennedy Road,**  
SHEPPARTON 3630

**Price \$217,500** Sold 05  
December 2017

**47 Kennedy Road,**  
SHEPPARTON 3630

**Price \$205,000** Sold 09  
August 2017

### 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.

### Kevin Hicks Real Estate

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### Contact agents



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