Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb or locality and postcode

Address 9 Pardon Place, Geelong Vic 3220

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au	/underquot	ting		
Range betweer	\$849,999		&		\$899,000			
Median sale pr	rice							
Median price	\$746,500	Pro	operty Type	Том	nhouse		Suburb	Geelong
Period - From	15/04/2023	to	14/04/2024		So	urce	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* 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.

Add	dress of comparable property	Price	Date of sale
1	2/36 Mckillop St GEELONG 3220	\$810,000	17/05/2023
2	11 Morrison St GEELONG 3220	\$820,000	01/04/2023
3	6 Davison PI GEELONG 3220	\$830,000	05/02/2023

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on:

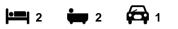
15/04/2024 11:43



9 Pardon Place, Geelong Vic 3220







Property Type: House (Previously Occupied - Detached) Land Size: 119 sqm approx Agent Comments Jeff Begg 5222 7772 0408 298 201 jbegg@hodges.com.au

Indicative Selling Price \$849,999 - \$899,000 Median Townhouse Price 15/04/2023 - 14/04/2024: \$746,500

Comparable Properties





2 - - -

Price: \$830,000 Method: Sale Date: 05/02/2023 Property Type: House (Res) Land Size: 165 sqm approx

Account - Jellis Craig | P: 03 5222 7772 | F: 03 5222 7787



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