

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

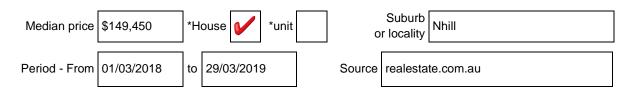
8 Breda Street Nhill Vic 3418

Indicative selling price

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

Single price \$360,000

Median sale price



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
1. 63 Leahy Street Nhill Vic 3418	\$ 360,000	21/12/2018
2. 7 Church Street Nhill Vic 3418	\$ 345,000	04/10/2018
3. 181 Nelson Street Nhill Vic 3418	\$ 340,000	02/07/2018

