

STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 40 Main South Road, Drouin 3818

Indicative selling price

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

\$350,000

&

\$ 385,000

Median sale price

Median price \$353,000

House

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Suburb or
locality

Drouin 3818

Period - From Dec 2017

to

Dec 2018

Source

www.rpp.rpdata.com/

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: 2A Young Street, Drouin 3818	\$ 385,000	4/05/2018
2: 219 Princes Way, Drouin 3818	\$ 362,000	31/08/2018
3: 33 Hearn Street, Drouin 3818	\$ 380,000	19/05/2018

Property data source: Rpdata.com.au. Generated on 3/12/2018