## Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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Traralgon Creek Road Traralgon VIC 3844						
e see consumer.vi	c.gov.au	ı/underquo	ting (*E	Delete single pri	ce or range	as applicable)
\$2,550,000		<del>or range</del> <del>between</del>			&	
plicable)						
\$214,750	Property type		Land	Suburb	Traralgon	
01 Mar 2021	to 28 Feb 2022		Source		Corelogic	
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.  Address of comparable property  Price Date of sale						
орепу				Pric	e	Date of sale
	Traralgon Cree  see consumer.vic \$2,550,000  plicable) \$214,750  01 Mar 2021  ales (*Delete A	Traralgon Creek Road e see consumer.vic.gov.au \$2,550,000  plicable)  \$214,750 Prop  01 Mar 2021 to  ales (*Delete A or B to properties sold within five-t's representative conside	Traralgon Creek Road Traralgo  e see consumer.vic.gov.au/underquo  \$2,550,000  plicable)  \$214,750  Property type  01 Mar 2021  to 28 Feb  ales (*Delete A or B below as properties sold within five kilometres to be more)	Traralgon Creek Road Traralgon VIC  e see consumer.vic.gov.au/underquoting (*E \$2,550,000  plicable)  \$214,750  Property type  01 Mar 2021  to 28 Feb 2022  ales (*Delete A or B below as application of the properties sold within five kilometres of the properties to be most complete the properties of the properties to be most complete the properties of t	Traralgon Creek Road Traralgon VIC 3844  e see consumer.vic.gov.au/underquoting (*Delete single pri \$2,550,000  plicable)  \$214,750  Property type  Land  01 Mar 2021  to 28 Feb 2022  Source  ales (*Delete A or B below as applicable)  properties sold within five kilometres of the property for sale t's representative considers to be most comparable to the property to the property for sale t's representative considers to be most comparable to the property for sale to the property for the property for sale to the property for the property for sale to the property for the	Traralgon Creek Road Traralgon VIC 3844  e see consumer.vic.gov.au/underquoting (*Delete single price or range \$2,550,000 or range between &  plicable)  \$214,750 Property type Land Suburb  01 Mar 2021 to 28 Feb 2022 Source  ales (*Delete A or B below as applicable)  properties sold within five kilometres of the property for sale in the last t's representative considers to be most comparable to the property for

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: 02 March 2022



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