

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb or  
locality and postcode

24 Barrell Street, Eaglehawk VIC 3556

### Indicative selling price

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

Range Between \$320,000 & \$340,000

### Median sale price

Median Price \$277,500

House



or Suburb  
locality

California Gully

Period - From Jan 2018

to

Aug 2018

Source

Pricefinder

### 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
1 143 Upper California Gully Rd, California Gully VIC 3556	\$325,000	03/03/2018
2 3 Haggard St, Eaglehawk VIC 3556	\$327,000	14/05/2018
3 67 Green St, California Gully VIC 3556	\$328,000	03/01/2018