

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

7/43 Jamieson Street, Daylesford Vic 3460

Indicative selling price

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

Single price \$925,000

Median sale price

Median price \$910,000

Property Type House

Suburb Daylesford

Period - From 01/10/2020

to 31/12/2020

Source 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.

Address of comparable property		Price	Date of sale
1	Lot 13/43 Jamieson St DAYLESFORD 3460	\$925,000	15/03/2021
2	Lot 12/43 Jamieson St DAYLESFORD 3460	\$925,000	09/03/2021
3	Lot 1/43 Jamieson St DAYLESFORD 3460	\$900,000	19/12/2020

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:

12/04/2021 11:57

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Property Type: House and Land

Land Size: 358 sqm approx

Agent Comments

Indicative Selling Price

\$925,000

Median House Price

December quarter 2020: \$910,000

Comparable Properties



Lot 13/43 Jamieson St DAYLESFORD 3460 (REI)

Agent Comments



Price: \$925,000

Method: Private Sale

Date: 15/03/2021

Property Type: House

Land Size: 387 sqm approx



Lot 12/43 Jamieson St DAYLESFORD 3460 (REI)

Agent Comments



Price: \$925,000

Method: Private Sale

Date: 09/03/2021

Property Type: House

Land Size: 383 sqm approx



Lot 1/43 Jamieson St DAYLESFORD 3460 (REI) Agent Comments



Price: \$900,000

Method: Private Sale

Date: 19/12/2020

Property Type: House

Land Size: 400 sqm approx