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

119 Warren Lane, Guildford Vic 3451

Indicative selling price

For the meaning	of this price see	con	sumer.vic.go	v.au	/underquo	ting		
Single pric	e \$975,000							
Median sale p	rice							
Median price	\$365,000	Pro	operty Type	Ηοι	ISE]	Suburb	Guildford
Period - From	21/07/2019	to	20/07/2020		Sc	ource	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 lasteighteen months that the estate agent or agent's representative considers to be most comparableto the property for sale.

Address of comparable property	Price	Date of sale
1		
2		
3		

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 eighteen months.

This Statement of Information was prepared on:

21/07/2020 11:49









Rooms: 6 Property Type: Rural Land Size: 580000 sqm approx Agent Comments Indicative Selling Price \$975,000 Median House Price 21/07/2019 - 20/07/2020: \$365,000

Comparable Properties

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 eighteen months.

Account - Cantwell Property Castlemaine Pty Ltd | P: 03 5472 1133 | F: 03 5472 3172





The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.