

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 or
locality and postcode

1948 Amphitheatre Road, Amphitheatre Vic 3468

Indicative selling price

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

Single price

\$*

or range between

\$120,000

&

\$130,000

Median sale price

Median price

\$220,000

*House

☒

*Unit

☐

Suburb
or locality

Beaufort

Period - From

01/07/2016

to

30/06/2017

Source

REIV

Comparable property sales

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
20 School Street, Amphitheatre Vic 3468	\$226,000	20/05/2016
19 Ennis Street, Amphitheatre Vic 3468	\$165,000	23/06/2017
19 Bailey Street, Amphitheatre Vic 3468	\$150,000	06/10/2016