

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

436 Marathon Road, Briagolong Vic 3860

Indicative selling price

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

Single price

\$605,000

Median sale price

Median price

\$330,373

Property Type

House

Suburb

Briagolong

Period - From

31/03/2019

to

30/03/2020

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 eighteen 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	282 Quarry Rd BRIAGOLONG 3860	\$615,000	23/03/2020
2	191 Freestone Creek Rd BRIAGOLONG 3860	\$575,000	18/03/2020
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:

31/03/2020 12:03

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Indicative Selling Price

\$605,000

Median House Price

31/03/2019 - 30/03/2020: \$330,373



Property Type: Mixed

Farming/Grazing (without structural improvements)

Land Size: 400000 sqm approx

Agent Comments

Comparable Properties



282 Quarry Rd BRIAGOLONG 3860 (REI)

Agent Comments



Price: \$615,000

Method: Private Sale

Date: 23/03/2020

Rooms: 8

Property Type: Cattle/Dairy (Rur)

Land Size: 998192 sqm approx



191 Freestone Creek Rd BRIAGOLONG 3860 (REI)

Agent Comments



Price: \$575,000

Method: Private Sale

Date: 18/03/2020

Rooms: 6

Property Type: House

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.