

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

3/8-10 UNWIN STREET, KYABRAM, VIC., 3620.

Indicative selling price

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

Range between \$375,000 & \$400,000

Median sale price

Median price \$241,000 Property type *Townhouse* Suburb Kyabram

Period - From 01/10/2020 to 27/10/2021 Source PropTrack

Comparable property sales

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: 9th November, 2021

Licensed Estate Agent, Auctioneers & Property Managers

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consumer.vic.gov.au