

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 1 Railway Place, Wycheproof

**Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$199,000

**Median sale price**

Median price N/A Property type Other Suburb Wycheproof  
Period - From to Source

**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: 08/10/2024