

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

203 High Street Avoca VIC 3467

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

or range between

\$750,000

&

\$790,000

Median sale price

Median price

\$360,000

Property type

Farm

Suburb

Avoca

Period - From

01-08-2021

to

31-07-2022

Source

Corelogic

Comparable property sales

Address of comparable property	Price	Date of sale
3 Mountain View Street Avoca VIC 3467	\$782,500	04-03-2022

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 18 months.

This Statement of Information was prepared on: 23-08-2022