

## 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 and  
postcode

8 WIMMERA STREET, MINYIP, VIC 3392

### Indicative selling price

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

Single Price:

\$69,000

### Median sale price

Median price

\$100,000

House

X

Unit

Suburb

MINYIP

Period

01 October 2016 to 30 September  
2017

Source

 pricefinder

### Comparable property sales

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

38 SOUTH ST, MINYIP, VIC 3392	\$80,000	25/07/2016
38 FOUNDRY ST, MINYIP, VIC 3392	*\$59,900	24/08/2017
70 CHURCH ST, MINYIP, VIC 3392	\$70,000	11/07/2016