



# WESTECH REAL ESTATE

## Statement of Information

### Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

#### PROPERTY OFFERED FOR SALE

2A Langford Street, Nhill, Vic, 3418

#### Indicative selling price

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

Single Price

#### Median sale price

Median price

\*House ☒

\*unit ☐

Suburb  
or locality

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.

Address of comparable property	Price	Date of sale
1. 8 Thomas Street Nhill Vic 3418	\$ 342,000	11/11/2021
2. 10 Clark Street Nhill Vic 3418	\$ 350,000	25/03/2021
3.	\$	

This Statement of Information was prepared on: