

# RT Edgar

## STATEMENT OF INFORMATION

20 November 2018

### Property offered for sale

1/66 Beauchamp Street, Kyneton

### Indicative selling price

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

Range  
between \$410,000 & \$450,00

### Median sale price

(Place 'x' in house or unit as applicable – delete this sentence)

Median price	\$569,000	House		Unit	X	Suburb or locality	Kyneton
Period - From	October 2017	to	October 18	Source	Realestate.com		

### Comparable property sales

**A.** These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Woodend estate agent and Rick Lander consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
<b>1</b> Unit 2/91 Beauchamp Street, Kyneton	\$460,000	10/05/2018
<b>2</b> Unit 1/31 Bourke Street, Kyneton	\$408,000	19/09/2018
<b>3</b> Unit 2/110 Piper Street, Kyneton	\$439,000	10/05/2017