

RT Edgar

STATEMENT OF INFORMATION

13 September 2017

Property offered for sale

30 Bethune Road, Gruyere, VIC, 3770

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range
between \$990,000 & \$1,050,000

Median sale price

Median price	\$573,500	House	X	Suburb or locality	Seville (No median for Gruyere)
Period - From	1 Sep 2016	to	04 Sep 2017	Source	realestate.com.au

Comparable property sales

(Delete option A or B below as applicable, and delete this sentence)

A. These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Yarra Valley estate agent and Simon Gunther consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 26 Bethune Road, Gruyere, Vic, 3770	\$765,000.00	3 rd June 2017