

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 andpostcode 7 Stewarts Road, Kongwak Vic 3951		
Indicative selling price		
For the meaning of this price see consumer.vic.gov.au/underquoting		
Range between \$200,000 & \$220,000		
Median sale price*		
Median price House Unit Sub	urb or locality	Kongwak
Period - From to Source		
Comparable property sales (*Delete A or B below as applicable)		
A* These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
1		
2		
3		
OR		

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 eighteen months.

Account - Lewis Stone RE | P: 03 5671 1212



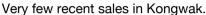


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^{*} When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.









Rooms:

Property Type: House (Previously

Occupied - Detached) **Land Size:** 522 sqm approx

Agent Comments

Indicative Selling Price \$200,000 - \$220,000 No median price available

Comparable Properties

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