

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 and postcode

Lot 7 Waratah Road, Huntly Vic 3551

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$150,000

or range between \$

&

\$

Median sale price

Median price

\$145,000

Property type

Land

Suburb

Huntly

Period - From

1st April 2017

to

1st April 2018

Source

RPdata

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
Lot 1 East Road, Huntly Vic 3551	\$147,000	28/03/2019
Lot 4 East Road, Huntly Vic 3551	\$147,000	04/05/2019
62 Waratah Road, Huntly Vic 3551	\$143,000	02/07/2018

This Statement of Information was prepared on: 1st November 2019