Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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LOT 2 Gray Street Stawell VIC 3380						
		, , ,	(± 5			
e see consumer.vid	c.gov.au	ı/underquotir	g (*L	Delete single pri	ce or range	as applicable)
\$125,000		or range between			&	
Median sale price (*Delete house or unit as applicable)						
\$228,250	Property type Oth			Other	Suburb	Stawell
01 Apr 2020	or 2020 to 31 Mar 2021 S			Source	Corelogic	
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 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.						
Address of comparable property					Э	Date of sale
	\$125,000 \$125,000 plicable) \$228,250 01 Apr 2020 cales (*Delete A properties sold with the representative of	e see consumer.vic.gov.au \$125,000 plicable) \$228,250 Prop 01 Apr 2020 to cales (*Delete A or B to properties sold within five- tt's representative conside	e see consumer.vic.gov.au/underquoting \$125,000 or range between statements plicable) \$228,250 Property type 01 Apr 2020 to 31 Mar 20 alles (*Delete A or B below as approperties sold within five kilometres of the representative considers to be most as a properties.	LOT 2 Gray Street Stawell VIC 3380 e see consumer.vic.gov.au/underquoting (*E \$125,000 plicable) \$228,250 Property type 01 Apr 2020 to 31 Mar 2021 cales (*Delete A or B below as application properties sold within five kilometres of the properties to be most continuous and the solution of the properties to be most continuous and the solution of the properties sold within five kilometres of the properties to be most continuous and the solution of the properties and the solution of the properties and the solution of the properties and the solution of the solution	E see consumer.vic.gov.au/underquoting (*Delete single prides of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within five kilometres of the property for sales the property sold within sales the property sales	LOT 2 Gray Street Stawell VIC 3380 e see consumer.vic.gov.au/underquoting (*Delete single price or range \$125,000 or range between & plicable) \$228,250 Property type Other Suburb O1 Apr 2020 to 31 Mar 2021 Source ales (*Delete A or B below as applicable) properties sold within five kilometres of the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representative considers to be most comparable to the property for sale in the last tt's representativ

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.

This Statement of Information was prepared on: 09 April 2021



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