

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 and
postcode

13 Burke Street Kerang VIC 3579

Indicative selling price

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

Single Price

\$170,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$210,000

Property type

House

Suburb

Kerang

Period-from

01 Sep 2020

to

31 Aug 2021

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

Price

Date of sale

132 Boundary Street Kerang VIC 3579	\$175,000	19-Apr-21
20 Murray Street Kerang VIC 3579	\$169,000	10-Aug-20
80 Pay Street Kerang VIC 3579	\$175,000	27-Apr-21

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 18 months.~~

This Statement of Information was prepared on: 09 September 2021



132 Boundary Street Kerang VIC 3579

Sold Price

\$175,000

Sold Date

19-Apr-21

 3  1  1

Distance

0.97km



20 Murray Street Kerang VIC 3579

Sold Price

\$169,000

Sold Date

10-Aug-20

 3  1  3

Distance

1.19km



80 Pay Street Kerang VIC 3579

Sold Price

\$175,000

Sold Date

27-Apr-21

 3  1  2

Distance

1.2km



48 Nugget Street Kerang VIC 3579

Sold Price

\$162,000

Sold Date

22-Jun-21

 3  1  1

Distance

1.32km



36 Ninth Street Kerang VIC 3579

Sold Price

\$178,000

Sold Date

17-Jun-21

 3  1  2

Distance

1.38km



32 North Street Kerang VIC 3579

Sold Price

\$175,000

Sold Date

02-Jun-20

 2  1  2

Distance

1.51km

RS = Recent sale

UN = Undisclosed Sale

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