

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale.

Address
Including suburb and
postcode 132 Adelong way Bacchus Marsh Vic 3340

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

Single price \$* or range between \$* 340,000 & \$ 370,000

Median sale price

Median price \$ 319,000 Property type Land Suburb Bacchus Marsh 3340

Period - From Feb, 2024 to March 2025 Source Real estate.com

Comparable property sales (*Delete A or B below as applicable)

A* ~~that the These are the three properties sold within two kilometres of the property for sale in the last six months estate agent or agent's representative considers to be most comparable to the property for sale.~~

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.~~

This Statement of Information was prepared on: 6 March 2025