

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

10b Horsehair Bend

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

Single price \$87,500

or range between \$*

&

\$

Median sale price

Median price

No Data

Property type

Land

Suburb

Dinner Plain

Period - From

1.1.19

to

6.5.20

Source

Realesate.com

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**

1. Lot 29, 70 Big Muster Drive	\$130,000	13.3.20
2. Lot 90, 6 Slippery Dip	\$140,000	9.1.20
3. 5, 11 Cattlepen Drive	\$148,000	20.12.19

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: 6.5.2020