

# 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

210 Rodier Street, Eureka Vic 3350

### Indicative selling price

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

Single price \$\* or range between \$340,000 & \$360,000

### Median sale price

Median price

\$415,000

Property type

House

Suburb

Eureka

Period - From

01/06/2020

to

31/05/2021

Source

CoreLogic

### Comparable property sales

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

233 Rodier Street, Ballarat East Vic 3350	\$355,000	04/05/2021
45 Queen Street South, Eureka Vic 3350	\$340,000	12/12/2020
303 York Street, Ballarat East Vic 3350	\$375,600	10/12/2020

This Statement of Information was prepared on: 03/06/2021