

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb or  
locality and postcode

2 Campbells Creek-Fryers Road, Campbells Creek VIC 3448
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### 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  &

### Median sale price Not enough data available to confirm a figure

(\*Delete house or unit as applicable)

Median price \$  \*House  \*Unit  Suburb or locality   
Period - From  to  Source

### 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 21 Newell Court, Campbells Creek VIC	\$385,000	15/04/2017
2 53 Elizabeth Street, Campbells Creek VIC	\$385,000	15/07/2016
3 7 Yandell Street, Castlemaine VIC	\$379,000	08/08/2017