Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb or locality and postcode

Address 24 Hickeys Road, Wurruk Vic 3850

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting									
Single price	\$290,000								
Median sale price									
Median price	\$625,000	Pro	perty Type	House]	Suburb Wurruk			
Period - From	10/10/2019	to	09/10/2020	So	ource	REIV			

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.

Ad	dress of comparable property	Price	Date of sale
1	24 Fitzroy St SALE 3850	\$295,000	12/03/2020
2	19 Picton Ct SALE 3850	\$295,000	01/04/2020
3	59-61 Elgin St SALE 3850	\$282,000	17/09/2020

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:

10/10/2020 09:48



24 Hickeys Road, Wurruk Vic 3850

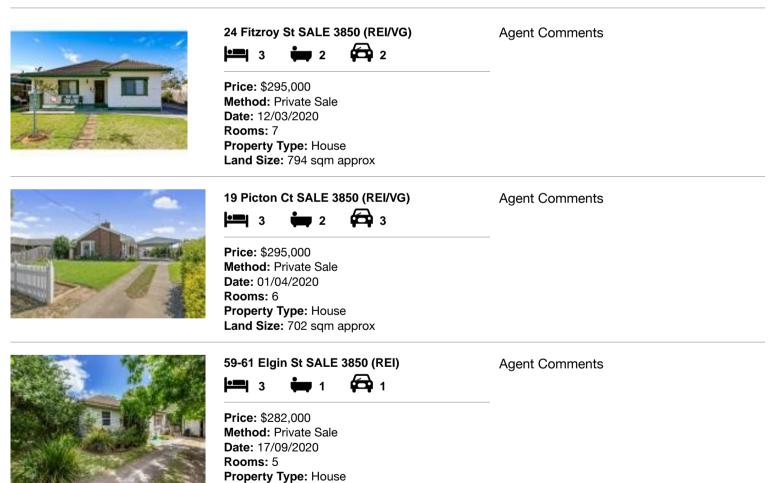
GRAHAM CHALMER





Property Type: House **Land Size:** 828 sqm approx Agent Comments Indicative Selling Price \$290,000 Median House Price 10/10/2019 - 09/10/2020: \$625,000

Comparable Properties



Account - Graham Chalmer Sale | P: 03 5144 4333 | F: 03 5144 6690

propertydata

Land Size: 1011 sqm approx

