

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

### Property offered for sale

Address  
Including suburb or  
locality and postcode

45 Hillcrest Way, Korumburra, Victoria, 3950

### 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 \$670,000

or range between \$

&

\$

### Median sale price

(\*Delete house or unit as applicable)

Median price \$315,000

\*House



\*Unit



Suburb  
or locality

Korumburra

Period - From

01-03-2017

to

01-09-2018

Source

Price Finder

### 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

6 WILLOW CRT, KORUMBURRA, VIC 3950	\$625,000	22/01/2018
47 HILLCREST WAY, KORUMBURRA, VIC 3950	\$661,500	07/12/2018
8 RILL CRT, KORUMBURRA, VIC 3950	\$510,000	29/10/2017

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.~~