



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

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

Median sale price

Median price Property type Suburb
Period - From to Source

Address of comparable property

Address of comparable property	Price	Date of sale
St Falls E407, 17 Bogong High Plains Road, Falls Creek, Victoria (Managed 3 Bed, 2 Bath, 97sqm)	\$840,000	17/01/2025
Altitude Apartment 8, 27 Falls Creek Road, Falls Creek, Victoria (2 Bed, 1 Bath, 66sqm)	\$760,000	16/12/2024
Cedarwood 11 & 11a, 11 Schuss Street, Falls Creek, Victoria (2 Bed, 2 Bath, 51.79sqm)	\$567,000	21/02/2024

This Statement of Information was prepared on: