

# 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

24 Romano Way, Korumburra 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)

\$465,000

&

\$511,500

### Median sale price

Median price

\$312,500

Property type

house

Suburb

Korumburra

Period - From

1 March 19

to

29 Feb 20

Source

Corelogic

### 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

20 Romano Way Korumburra	\$470,000	12 April 19
14 Romano Way Korumburra	\$480,000	1 May 19
28 Massimo Way Korumburra	\$470,000	4 Oct 19

This Statement of Information was prepared on: 16/3/2020