

## 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

6 Hillview Street, Wycheproof Vic 3527

### 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

\$129,000

### Median sale price

Median price

\$145,000

Property type

House

Suburb

Wycheproof

Period - From

27<sup>th</sup> February 2019

to

27<sup>th</sup> February 2020

Source

Realestate.com.au

### Comparable property sales

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

16 Chapel Street, Wycheproof Vic 3527	\$145,000	28/01/2020
2 Jolly Street, Wycheproof Vic 3527	\$145,000	21/08/2019
5 Stahl Street, Wycheproof Vic 3527	\$137,500	24/04/2019

This Statement of Information was prepared on:

3<sup>rd</sup> March 2020