

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

13a King Street, Daylesford Vic 3460

Indicative selling price

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

Single price

\$1,039,500

Median sale price

Median price

\$775,000

Property Type

House

Suburb

Daylesford

Period - From

01/01/2020

to

31/12/2020

Source

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 eighteen 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
1	23a King St DAYLESFORD 3460	\$1,050,000	24/04/2020
2			
3			

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 eighteen months.~~

This Statement of Information was prepared on:

15/03/2021 14:32

13a King Street, Daylesford Vic 3460



🛏 2 🛏 2 🚗 2

Property Type: House
Land Size: 503 sqm approx
Agent Comments

Annette Leary
+61 3 5348 1700
+61 407 917 054
annette.leary@belleproperty.com

Indicative Selling Price
\$1,039,500

Median House Price
Year ending December 2020: \$775,000

Comparable Properties



23a King St DAYLESFORD 3460 (REI/VG)

Agent Comments

🛏 4 🛏 3 🚗 2

Price: \$1,050,000
Method: Private Sale
Date: 24/04/2020
Property Type: House

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 eighteen months.

Account - Belle Property Daylesford | P: +61 3 5348 1700