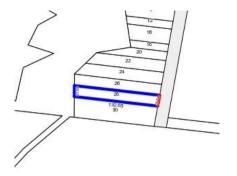
hockingstuart

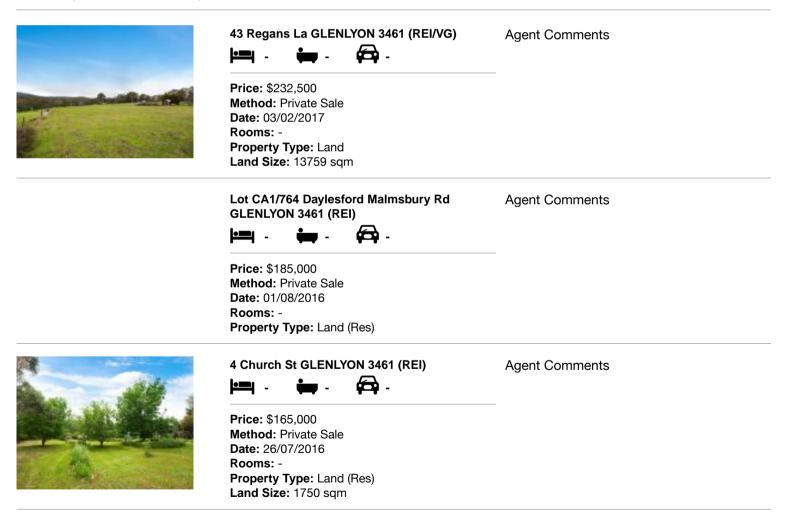




Rooms: Property Type: Land Land Size: 2877 sqm Agent Comments Mark Smith 03 5348 1700 0439 321 566 mgsmith@hockingstuart.com.au

> Indicative Selling Price \$44,000

Comparable Properties



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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb or locality andpostcode

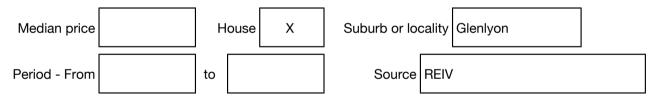
Address 28 Plantation Road, Glenlyon Vic 3461

Indicative selling price

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

Single price \$44,000

Median sale price



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 |
|---|-----------|--------------|
| 43 Regans La GLENLYON 3461 | \$232,500 | 03/02/2017 |
| Lot CA1/764 Daylesford Malmsbury Rd GLENLYON 3461 | \$185,000 | 01/08/2016 |
| 4 Church St GLENLYON 3461 | \$165,000 | 26/07/2016 |

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propertydata

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