

# Wilson Partners

## 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

76A Sutherland Street, Kilmore

#### 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 \$\* or range between \$ 415,000 & \$ 435,000

#### Median sale price

Median price \$ 420,000

Property type house

Suburb Kilmore

Period - From 08.11.2019

to

14.10.2020

Source landata

#### Comparable property sales

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
1 57C Hamilton Street Kilmore	\$ 422,500	25.11.2019
2 57A Hamilton Street Kilmore	\$ 420,000	08.11.2019
3 16 Lumsden Street Kilmore	\$ 420,000	22.06.2020

This Statement of Information was prepared on: 14.10.2020