

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

Lot 3/31 Moon Street, Eaglehawk VIC 3556

Indicative selling price

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

Single Price \$149,000

Median sale price

Median Price \$100,000

Land



Suburb
or locality

Eaglehawk

Period - From Jan 2017

to Dec 2017

Source Pricefinder

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

1	48 Orlando St, Eaglehawk VIC 3556	\$180,000	12/05/2016
2	4 Dunes Crt, Eaglehawk VIC 3556	\$150,000	07/07/2017
3	52 Lethebys Rd, Sailors Gully VIC 3556	\$125,000	18/08/2017