

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 and
postcode

15 Burns Street Axedale VIC 3551

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$475,000

&

\$495,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$195,000

Property type

Land

Suburb

Axedale

Period-from

01 Sep 2020

to

31 Aug 2021

Source

Corelogic

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 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

25 Eddington Street Axedale VIC 3551	\$585,000	27-Aug-21
1 Mitchell Street Axedale VIC 3551	\$545,000	03-Nov-20
10 Raglan Place West Axedale VIC 3551	\$730,000	19-Jan-21

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 18 months.~~

This Statement of Information was prepared on: 29 September 2021



25 Eddington Street Axedale VIC 3551

Sold Price

^{RS}

\$585,000

Sold Date

27-Aug-21



3



2



2

Distance

0.49km



1 Mitchell Street Axedale VIC 3551

Sold Price

\$545,000

Sold Date

03-Nov-20



4



1



6

Distance

0.62km



10 Raglan Place West Axedale VIC 3551

Sold Price

\$730,000

Sold Date

19-Jan-21



3



2



4

Distance

1.1km

RS = Recent sale

UN = Undisclosed Sale

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