

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 20 Helmer Street Mooroopna Victoria 3629

Indicative selling price

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

Single price \$ 385,000

Median sale price

Median price \$275,000

Property type House

Suburb Mooroopna Vic 3629

Period - From 28th May 2020

to

28th May 2021

Source Realestate.com.au

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 55 Charles Street Mooroopna Vic 3629	\$330,000	21/5/2021
2 30 Northgate Street Mooroopna Vic 3629	\$355,000	13/5/2021
3 7 Lewis Court Mooroopna Vic 3629	\$325,000	14/5/2021

This Statement of Information was prepared on: 21 June 2021