

## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**5/465 Tallarook Pyalong Road,  
TALLAROOK 3659**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$400,000 - \$440,000**

### Median sale price

Median **House** for **TALLAROOK** for period **Jun 2018 - May 2019**

Sourced from **CoreLogic**.

**\$1**

### 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 the most comparable to the property for sale.

**13/465 Tallarook-Pyalong Road,**  
Tallarook 3659

**Price \$445,000** Sold 22  
January 2018

**14/465 Tallarook-Pyalong Road,**  
Tallarook 3659

**Price \$500,000** Sold 01  
October 2018

**3/465 Tallarook-Pyalong Road,**  
Tallarook 3659

**Price \$415,000** Sold 29  
August 2019

This Statement of Information was prepared on 16th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from CoreLogic.

House

3 beds

1 baths

#### Elders Real Estate Victoria

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#### Contact agents



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