Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

REIV

Source

Property offered for sale

Including suburb or locality and postcode

Address 50 East Street, Daylesford Vic 3460

Indicative selling price

Period - From 01/07/2020

For the meaning	of this price see	consumer.vic.gc	v.au/underquo	ting				
Single price	e \$995,000							
Median sale price								
Median price	\$865.000	Property Type	House	Suburb	Davlesford			

Comparable property sales (*Delete A or B below as applicable)

to

30/06/2021

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.

Ado	dress of comparable property	Price	Date of sale
1	69 Millar St DAYLESFORD 3460	\$1,060,000	01/08/2021
2	14a Malmsbury Rd DAYLESFORD 3460	\$995,500	03/03/2021
3	27 Stanley St DAYLESFORD 3460	\$930,000	26/04/2021

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:

16/08/2021 09:51





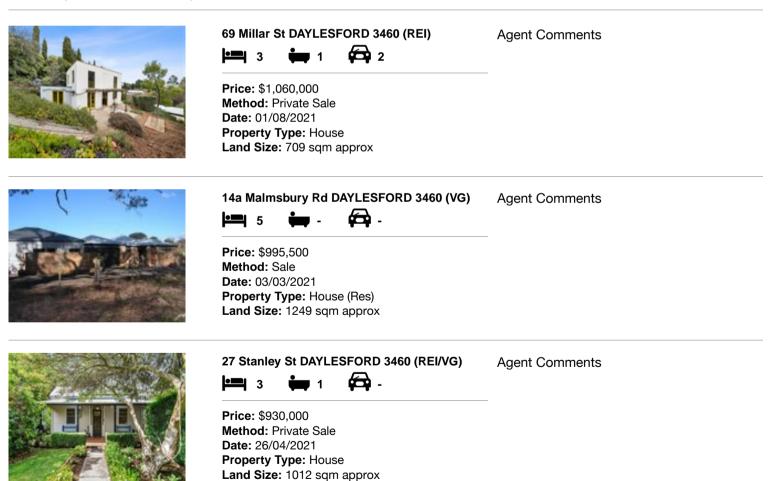




Property Type: house Land Size: 987.6 sqm approx Agent Comments Annette Leary +61 3 5348 1700 +61 407 917 054 annette.leary@belleproperty.com

Indicative Selling Price \$995,000 Median House Price Year ending June 2021: \$865,000

Comparable Properties



Account - Belle Property Daylesford | P: +61 3 5348 1700





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