

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 or locality and postcode

173 Upper California Gully Rd, California Gully VIC 3556

Indicative selling price

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

Range Between

\$120,000

Median sale price

Median Price

Property Type

Land

Suburb

California Gully

Period - From

to

Source

Corelogic

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
1 334 Howard St, Eaglehawk VIC 3556	\$118,000	17/10/2019
2 3 Koorungal Dr, Eaglehawk VIC 3556	\$137,500	27/05/2019
3 3B Thompson St, Long Gully VIC 3550	\$142,000	02/05/2019

This statement of Information was prepared on:

20/04/2020