

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

19 BENTON ROAD HEALESVILLE VIC 3777

### Indicative selling price

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

Single Price

or range  
between

\$480,000

&

\$520,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$770,000

Property type

Other

Suburb

Healesville

Period-from

01 Oct 2023

to

30 Sep 2024

Source

Corelogic

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

**A\*** These are the three properties sold within two kilometres of the property for sale in the last 6 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

23 MARNA STREET HEALESVILLE VIC 3777	\$775,000	06-Jun-24
1 MARTIN LANE HEALESVILLE VIC 3777	\$525,000	27-Feb-24
20A ELAMO ROAD HEALESVILLE VIC 3777	\$385,000	24-Mar-24

OR

**B\*** ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 21 October 2024



**23 MARNA STREET HEALESVILLE  
VIC 3777**

Sold Price

**\$775,000**

Sold Date

**06-Jun-24**

 -  -  -

Distance

**2.35km**



**1 MARTIN LANE HEALESVILLE VIC  
3777**

Sold Price

**\$525,000**

Sold Date

**27-Feb-24**

 -  -  -

Distance

**1.25km**



**20A ELAMO ROAD HEALESVILLE  
VIC 3777**

Sold Price

**\$385,000**

Sold Date

**24-Mar-24**

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Distance

**0.36km**

RS = Recent sale

UN = Undisclosed Sale

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