

# 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

369 Cummins Road, Miners Rest Vic 3352

### Indicative selling price

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

Single price \$270,000

### Median sale price

Median price \$219,500

Property Type Vacant land

Suburb Miners Rest

Period - From 19/03/2020

to 18/03/2021

Source REIV

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

**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.

	Address of comparable property	Price	Date of sale
1	47 Aquiver Tce MINERS REST 3352	\$255,000	14/10/2020
2	82 Giot Dr WENDOUREE 3355	\$250,000	15/01/2021
3	24 Jurify Dr MINERS REST 3352	\$250,000	12/10/2020

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:

19/03/2021 09:20

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**Indicative Selling Price**

\$270,000

**Median Land Price**

19/03/2020 - 18/03/2021: \$219,500



**Property Type:**

Agent Comments

## Comparable Properties

**47 Aquiver Tce MINERS REST 3352 (VG)**

Agent Comments



**Price:** \$255,000

**Method:** Sale

**Date:** 14/10/2020

**Property Type:** Land

**Land Size:** 871 sqm approx

**82 Giot Dr WENDOUREE 3355 (VG)**

Agent Comments



**Price:** \$250,000

**Method:** Sale

**Date:** 15/01/2021

**Property Type:** Land

**Land Size:** 698 sqm approx

**24 Jurify Dr MINERS REST 3352 (VG)**

Agent Comments



**Price:** \$250,000

**Method:** Sale

**Date:** 12/10/2020

**Property Type:** Land

**Land Size:** 861 sqm approx