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

21 Calladale Court, Gormandale Vic 3873

Indicative selling price

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For the meaning of this	nrice see	consumer vic dov al	1/Underguoting
of the meaning of this	p1100 300	00115011101.v10.gov.u	and guoting

Single price \$799,000

Median sale price*

Median price	Pro	operty Type			Suburb	Gormandale
Period - From	to		Sou	urce		

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 lasteighteen months that the estate agent or agent's representative considers to be most comparableto the property for sale.

Address of comparable property	Price	Date of sale
1		
2		
3		

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 eighteen months.

This Statement of Information was prepared on:

08/03/2022 16:04

* When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.









Property Type: Land Land Size: 15540 sqm approx Agent Comments Indicative Selling Price \$799,000 No median price available

Comparable Properties

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 eighteen months.

Account - Rennie Property Sales | P: 03 5133 7900 | F: 03 5133 9244





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