

## Statement of Information

### Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act

#### Property offered for

Address  
Including suburb and

58 CAMPBELL STREET, BIRCHIP, VIC

#### Indicative selling price

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

Single Price:

\$115,000

#### Median sale price

Median price

\$120,000

House

☒

Unit

☐

Suburb

BIRCHIP

Period

01 July 2017 to 30 June 2018

Source



#### 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	Price	Date of sale
18 WATCHEM RD, BIRCHIP, VIC 3483	\$135,000	07/04/2017
50 CUMMING AVE, BIRCHIP, VIC 3483	\$100,000	12/05/2017
18 LOCKWOOD ST, BIRCHIP, VIC 3483	\$120,000	13/02/2018