

# Wilson Partners

## 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

57 Reservoir Road, Broadford, VIC 3658

#### 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 \$740,000 \$780,000

#### Median sale price

Median price \$480,000 Property type Residential Suburb Broadford

Period - From 24/08/2020 to 24/08/2021 Source Landata

**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: 24/08/2021