## Statement of Information

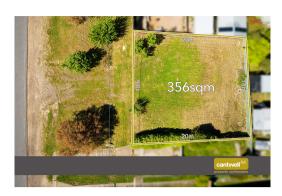
## Single residential property located outside the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Property offered for	sale									
Address Including suburb or locality and postcode	1174101	ew S	Street, Castle	emaine Vic	3450	)				
Indicative selling pri	ce									
For the meaning of this	price see	con	sumer.vic.go	ov.au/under	quot	ting				
Single price \$370	,000									
Median sale price										
Median price \$380,0	000	Pr	operty Type	Vacant lan	ıd		Suburb	Castlemain	е	
Period - From 10/05/	2023	to	09/05/2024	ļ	So	urce	REIV			
Comparable propert	y sales (	(*De	lete A or B	below as	арр	olica	ble)			
A* These are the teighteen month to the property	ns that the	e est						•	the last- ost comparable-	
Address of comparable property							Pı	ice	Date of sale	
1										
2										
3										
OR										
B* The estate age properties were										
This Statement of Information was prepared on:							on:	10/05/2024 13:02		









**Property Type:** Vacant Land **Land Size:** 356 sqm approx Agent Comments

Indicative Selling Price \$370,000 Median Land Price 10/05/2023 - 09/05/2024: \$380,000

## 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 - Cantwell Property Castlemaine Pty Ltd | P: 03 5472 1133 | F: 03 5472 3172



