



Rooms:
Property Type: Hobby Farm < 20 ha (Rur)
Land Size: 38775 sqm
Agent Comments

Indicative Selling Price
\$310,000 - \$320,000

Comparable Properties

147 Mt Doran Egerton Rd MOUNT DORAN 3334 (VG)

Agent Comments



Price: \$310,000
Method: Sale
Date: 19/12/2016
Rooms: -
Property Type: Hobby Farm < 20 ha (Rur)
Land Size: 20200 sqm



250 Clarendon Lal Lal Rd LAL LAL 3352 (REI/VG)

Agent Comments



Price: \$300,000
Method: Private Sale
Date: 20/10/2016
Rooms: 3
Property Type: House (Res)
Land Size: 20234 sqm



56 Mt Doran Egerton Rd MOUNT DORAN 3334 (REI/VG)

Agent Comments



Price: \$295,000
Method: Private Sale
Date: 08/03/2016
Rooms: 4
Property Type: House
Land Size: 20200 sqm

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

610 Mt Doran Road, Lal Lal Vic 3352

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$310,000

&

\$320,000

Median sale price

Median price

House

X

Suburb or locality

Lal Lal

Period - From

to

Source

REIV

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 property	Price	Date of sale
147 Mt Doran Egerton Rd MOUNT DORAN 3334	\$310,000	19/12/2016
250 Clarendon Lal Lal Rd LAL LAL 3352	\$300,000	20/10/2016
56 Mt Doran Egerton Rd MOUNT DORAN 3334	\$295,000	08/03/2016