

## 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

78 Wilson Street, Wedderburn Vic 3518

### 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 \$225,000

or range between \$

&

\$

### Median sale price

Median price \$151,000

Property type

Suburb

Period - From

4<sup>th</sup> September 2018

to

4<sup>th</sup> September 2019

Source

Realestate.com.au

### Comparable property sales

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: 13<sup>th</sup> September 2019