

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

20 TULLOH STREET, KYABRAM, VIC., 3620

Indicative selling price

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

Single price

\$360,000

Median sale price

Median price

\$285,000

Property type

House

Suburb

Kyabram

Period - From

01/04/2019

to

08/04/2020

Source

Hometrack Australia

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
64 Dawes Road, Kyabram	\$380,000	12/11/2019
28 Tulloh Street, Kyabram	\$360,000	17/12/2019
32 Banyule Court, Kyabram	\$355,000	11/02/2020

This Statement of Information was prepared on: 11th May, 2020

Licensed Estate Agent, Auctioneers & Property Managers

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