



## STATEMENT OF INFORMATION

Prepared on 10 Nov 2017

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### HOUSE Offered for Sale

154 Back Settlement Road Korweinguboor VIC 3461

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### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price \$520,000

### Median Sale Price

- Houses in Korweinguboor between Nov 2016 - Oct 2017

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 5 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.



1831 Ballan-Daylesford Road  
Korweinguboor VIC 3461

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Sold Price **\$579,000** Sold Date **11-Nov-16**

Distance **2.05km**



1572 Ballan-Daylesford Road  
Korweinguboor VIC 3461

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Sold Price **\$399,000** Sold Date **09-Jun-17**

Distance **1.38km**



20 Sucklings Lane Korweinguboor  
VIC 3461

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Sold Price **\$485,000** Sold Date **18-Oct-17**

Distance **0.63km**

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