

# Wilson Partners

## Statement of Information

### Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

#### Property offered for sale

Address  
Including suburb or  
locality and postcode

126 Wallara Water Blvd. Wallan

#### Indicative selling price

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

Single price

560,000

or range between

&

#### Median sale price

Median price

461,000

House

x

Unit

Suburb  
or locality

Wallan

Period - From

20/01/2018

to

13/02/2018

Source

Landata

#### 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
134 Wallara waters Blvd. Wallan	\$515,000	13/02/2018
102 Wallara waters Blvd. Wallan	\$539,000	03/02/2018
54 Wallara waters Blvd. Wallan	\$520,000	20/01/2018