

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

24 Stagg Street, Heyfield Vic 3858

Indicative selling price

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

Single price \$290,000

Median sale price

Median price \$425,000

Property Type House

Suburb Heyfield

Period - From 01/10/2024

to 30/09/2025

Source REIV

Comparable property sales (*Delete A or B below as applicable)

~~A* These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
1	15 Anderson St HEYFIELD 3858	\$260,000	12/02/2025
2	44 Davis St HEYFIELD 3858	\$265,000	03/08/2024
3			

OR

~~B* 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 eighteen months.~~

This Statement of Information was prepared on:

08/10/2025 16:06



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Property Type: Residential House
Land Size: 597 sqm approx
Agent Comments

Indicative Selling Price
\$290,000
Median House Price
Year ending September 2025: \$425,000

Comparable Properties



15 Anderson St HEYFIELD 3858 (REI/VG)

Agent Comments

2 1 3

Price: \$260,000
Method: Private Sale
Date: 12/02/2025
Property Type: House
Land Size: 740 sqm approx



44 Davis St HEYFIELD 3858 (VG)

Agent Comments

2 - -

Price: \$265,000
Method: Sale
Date: 03/08/2024
Property Type: Flat/Unit/Apartment (Res)

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 eighteen months.