## Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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28B WISHART	STREET WONT	HAGGI VIC 3995		
see consumer.vio	c.gov.au/underquotii	ng (*Delete single pric	e or range a	as applicable)
\$260,000			&	
olicable)				
\$525,000	Property type	House	Suburb	Wonthaggi
	L			
	28B WISHART  see consumer.vic \$260,000  blicable)	28B WISHART STREET WONTI	28B WISHART STREET WONTHAGGI VIC 3995  see consumer.vic.gov.au/underquoting (*Delete single pric  \$260,000  or range between  plicable)	28B WISHART STREET WONTHAGGI VIC 3995  see consumer.vic.gov.au/underquoting (*Delete single price or range a \$260,000

## 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 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
88 HAGELTHORN STREET WONTHAGGI VIC 3995	\$167,000	23-Oct-24
81A REED CRESCENT WONTHAGGI VIC 3995	\$190,000	15-Aug-24

## 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 18 months.

This Statement of Information was prepared on: 11 July 2025

