



WESTECH REAL ESTATE

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

36 Broadway, Jeparit VIC 3423

Indicative selling price

med

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

Price \$240,000

Median sale price

Median price \$180,000

*House



*unit

Suburb
or locality

Nhill

Period - From 06/03/2025

to 06/03/2026

Source realestate.com.au

Comparable property sales

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.

Address of comparable property	Price	Date of sale
1. 1-3 Roy Street, Jeparit VIC 3423	\$180,000	18/11/2025
2. 32 Broadway, Jeparit VIC 3423	\$183,000	03/11/2025
3. 9 John Street, Jeparit VIC 3423	\$212,000	27/10/2025

This Statement of Information was prepared on: 06/03/2026