Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sal	e								
Address Including suburb and postcode	4210 MANSFIELD-WOODS POINT ROAD JAMIESON VIC 3723								
Indicative selling price									
For the meaning of this price	e see consumer.vio	gov.a	u/underquo	ting (*D	elete single price	e or range	as applicable)		
Single Price	\$1,525,000		or range between			&			
Median sale price									
(*Delete house or unit as ap	plicable)								
Median Price	\$672,000	Property type			House	Suburb	Jamieson		
Period-from	01 Oct 2024	to	to 30 Sep 2		Source		Cotality		
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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	
4225 MANSFIELD-WOODS POINT ROAD JAMIESON VIC 3723	\$885,000	19-Feb-25	

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: 01 October 2025

