## Statement of Information

## Single residential property located outside the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Prope	erty offered for s	sale						
Address Including suburb or locality and postcode		Lot 106 Summerhill Rise Andrews Rd, Longford Vic 3851						
Indica	ative selling pric	ce						
For the	e meaning of this p	orice see con	sumer.vic.gov.au	/underquoti	ng			
S	Single price \$330,0	000						
Media	ın sale price							
Median price \$295,750 Property Type Vacant land Sub					urb Longford			
Perio	od - From 30/10/2	024 to 29/10/2025 Source Prop			perty Data			
Comp	arable property	/ sales (*De	lete A or B bel	ow as app	licable)			
<b>A*</b>	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								
2								
3								
OR								
B*	•	•	epresentative rea	•			•	
	This Statement of Information was prepared on					30/10/2025 15:24		









Indicative Selling Price \$330,000 Median Land Price 30/10/2024 - 29/10/2025: \$295,750

## Comparable Properties

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.

Account - Gippsland Real Estate Maffra | P: 03 5147 2200 | F: 03 5147 2800



