

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

Lot 76 Reserve Court, Ararat VIC 3377

Indicative selling price

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

Single price \$104,500

or range between \$*

&

\$

Median sale price

Vacant Land *Median
price

\$114,150

*House

*Unit

Suburb
or locality

Ararat

Period - From

01/03/2018

to

28/02/2019

Source

CoreLogic

Comparable property sales

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
9 Leatherwood Road, Ararat VIC 3377	\$115,000	11/10/2018
111 Moore Street, Ararat VIC 3377	\$113,300	13/11/2018
Lot 11 Western Highway, Ararat VIC 3377	\$95,000	12/07/2018