

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address 4 108 Saxton Street, Numurkah Vic 3636
Including suburb or locality and postcode

Indicative selling price

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

Single price \$85,000

Median sale price

Median price \$177,500

Property Type Unit

Suburb Numurkah

Period - From 03/12/2018

to 02/12/2019

Source REIV

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
1	2/25-27 Newby St NUMURKAH 3636	\$110,000	16/08/2019
2	5/108 Saxton St NUMURKAH 3636	\$105,000	10/04/2019
3	5/132 Saxton St NUMURKAH 3636	\$75,000	10/07/2018

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:

03/12/2019 14:30