

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

25B Chauncey Street, Lancefield, Vic 3435

Indicative selling price

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

Range between \$250,000 & \$275,000

Suburb house median sale price

Median price	\$515,000	Property Type	Land	Suburb	Lancefield
Period - From	July 2018	to	June 2019	Source	Pricefinder.com

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Macedon Ranges estate agent and Nathan Said consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 66 High Street, Lancefield	\$270,000	24/5/19
2 45 Connors Road, Lancefield	\$235,000	29/3/19
3 Lot 2, 36 Dundas Street, Lancefield	\$210,000	14/12/18

This Statement of Information was prepared on 3rd Oct 2019