

# 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

31 Heriot Street, LISMORE, VIC, 3324
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### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$ 339,995

or range between \$

&

\$

### Median sale price

Median price

\$ 147,500

House

X

Unit

Suburb  
or locality

LISMORE

Period - From

01/03/2018

to

01/03/2019

Source

APM PriceFinder

### Comparable property sales

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

Address of comparable property	Price	Date of sale
24 BROWN STREET, LISMORE VIC 3324	\$ 172,000	28/11/2017
21 WILLIAM STREET, LISMORE VIC 3324	\$ 152,000	25/04/2019
1 CUNNINGHAM STREET, LISMORE VIC 3324	\$ 115,750	15/01/2018