

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

734 Pyrenees Hwy, CHEWTON, VIC, 3451

Indicative selling price

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

Single price \$ or range between \$ 600,000 & \$ 650,000

Median sale price

Median price \$ 575,000 House Unit Suburb or locality CHEWTON

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
41 ADELAIDE STREET, CHEWTON VIC 3451	\$ 459,000	28/08/2018
87 MAIN ROAD, CHEWTON VIC 3451	\$ 465,000	08/01/2018
15 NORTH STREET, CHEWTON VIC 3451	\$ 407,000	05/03/2018