

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
Including suburb or
locality and postcode 1657 Birregurra-Forrest Road, Barwon Downs Vic 3243

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$535,000

or range between

&

Median sale price

Median price \$525,000

Property type *House*

Suburb *Lorne Vic 3232*

Period - From 1/12/2020

to

2/4/2021

Source *Real Estate.com.au*

Comparable property sales (*Delete A or B below as applicable.

Address of comparable property	Price	Date of sale
1		
2		
3		

B* The Estate Agent or Agent,s representative reasonably believes that fewer than 3 comparable properties were sold within 5 kilometres of the property for sale in the past 18 months.

This Statement of Information was prepared on: 2/4/2021