

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

37 Lambert Street, Ararat Vic 3377

Indicative selling price

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

Single price \$299,000

or range between \$

&

\$

Median sale price

Median price \$203,000

*House

X

*Unit

Suburb
or locality Ararat

Period - From July 17

to July 18

Source CoreLogic

Comparable property sales

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
99 Lambert Street, Ararat 3377	\$305,000	06/06/2018
67 View Point Street, Ararat 3377	\$272,500	27/06/2018
69 View Point Street, Ararat 3377	\$355,000	29/01/2018