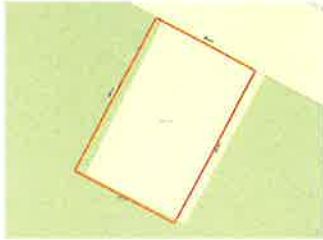


STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

**37 STATION STREET, MURCHISON, VIC**

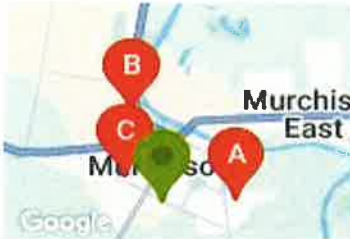
2 - -

Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquotingPrice Range: **\$330,000 to \$360,000**

Provided by: Brett Creighton, Ray White Tatura

MEDIAN SALE PRICE

**MURCHISON, VIC, 3610**

Suburb Median Sale Price (House)

\$515,000

01 October 2023 to 30 September 2024

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agents representative considers to be most comparable to the property for sale.

**29 WILLOUGHBY ST, MURCHISON, VIC 3610**

2 1 4

Sale Price

\$340,000

Sale Date: 03/09/2023

Distance from Property: 520m

**4 RIVER RD, MURCHISON, VIC 3610**

3 2 2

Sale Price

\$335,000

Sale Date: 02/05/2023

Distance from Property: 734m

**12 STATION ST, MURCHISON, VIC 3610**

3 1 -

Sale Price

\$337,000

Sale Date: 27/04/2023

Distance from Property: 330m

This report has been compiled on 30/10/2024 by Ray White Tatura. Property Data Solutions Pty Ltd 2024 - www.pricefinder.com.au

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