



**WESTECH
REAL ESTATE**

**NHILL - (03) 53 911 069
83-85 Nelson Street Nhill**
**KANIVA - (03) 53 922 388
47 Madden Street Kaniva**

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

PROPERTY OFFERED FOR SALE

10 Albert Street Nhill Vic 3418

Indicative selling price

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

Single price

Median sale price

Median price *House *unit
Suburb or locality
Period - From to Source

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
1. 10 Park Street Nhill Vic 3418	\$ 42,500	19/06/2018
2. 5 Rintoule Street Nhill Vic 3418	\$ 45,000	18/10/2018
3. 14 Farmers Street Nhill Vic 3418	\$ 48,000	16/10/2018