



**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**

5 Nelson Street Nhill Vic 3418 Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://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. 4 Elizabeth Street Nhill Vic 3418	\$ 170,000	28/08/2018
2. 11 Rintoule Street Nhill Vic 3418	\$ 172,500	23/08/2018
3. 18 Queen Street Nhill Vic 3418	\$ 182,000	23/02/2018