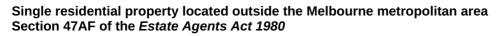
Statement of Information





Property offered for sale

| 133 317 (1 | VELL STREET | | | | |
|--|---|-------------------------|-------------------|---|--|
| Suburb: SALE | | | | State: VIC | Postcode: 3850 |
| ndicative selling | g price | | | | |
| or the meaning | of this price see co | nsumer.vic.gov. | au/underquoting | (*Delete single price or ran | ge as applicable) |
| single price: | \$ 599,000.00 | | | | |
|)R | | | | | |
| ange between: | \$ | | & \$ | | |
| ledian sale pric | e | | | | |
| ledian price: | \$ 580,000 | | | | |
| roperty type: | 4 bedroom home | | | | |
| uburb: | Sale | | | | |
| eriod - From | 1: 01/09/2024 | to: 31/08/2 | 2025 Sou | rce: Realestate.com.au | |
| agent or ag | ent's representative | e considers to b | | preperty for sale in the Is e to the property for sale | |
| agent or ag | | e considers to b | | , | |
| Address of | ent's representative | e considers to b | | e to the property for sale | Date of Sal |
| Address of | ent's representative f comparable prop | e considers to b | | e to the property for sale | Date of Sale |
| Address of 1 6 Wharf 0 2 2 Oak St | ent's representative f comparable prop | e considers to b | | Price \$ 565,000.00 | Date of Sale 20 / 06 / 2025 02 / 06 / 2025 |
| Address of 1 6 Wharf 0 2 2 Oak St | ent's representative f comparable prop Court Sale reet, Sale | e considers to b | | Price \$ 565,000.00 \$ 580,000.00 | Date of Sal 20 / 06 / 2025 02 / 06 / 2025 |
| Address of 1 6 Wharf 0 2 2 Oak St | ent's representative f comparable prop Court Sale reet, Sale | e considers to b | | Price \$ 565,000.00 \$ 580,000.00 | Date of Sale 20 / 06 / 2025 02 / 06 / 2025 |
| agent or ag Address of 1 6 Wharf of 2 2 Oak St 3 304 Daw OR | ent's representative f comparable prop Court Sale reet, Sale | perty presentative rea | e most comparable | Price \$ 565,000.00 \$ 580,000.00 \$ 590,000.00 | Date of Sale 20 / 06 / 2025 02 / 06 / 2025 18 / 08 / 2025 |