



WESTECH REAL ESTATE

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Lot 18, Warraquil Road Netherby Vic 3418

Indicative selling price

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

Price \$17,000

Median sale price

Median price \$255,000

*House



*unit

Suburb
or locality Nhill

Period - From 01/10/2024

to

30/09/2025

Source

realestate.com.au

Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
1. 24 Memorial Park Drive Netherby Vic 3418	\$ 17,500	18/01/2024
2. 26 Memorial Park Drive Netherby Vic 3418	\$ 17,500	18/01/2024
3.		

This Statement of Information was prepared on: 21/10/2025