Statement of Information

Single residential property located outside the Melbourne metropolitan area
Section 47AF of the *Estate Agents Act 1980*

LISA WEGENER

Property offered for sale

Street: 207 DESAILLY STREET

Suburb: SALE State: VIC Postcode: 3850

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting *(*Delete single price or range as applicable)*

Single price: $ 749,000.00

~~OR~~

~~Range between: $ & $~~

Median sale price

Median price: $ 585,000.00

Property type: House 4 bedroom

Suburb: SALE

Period - From: 31 / 01 / 2025 to: 31 / 12 / 2025 Source: Realestate.com.au

Comparable property sales (*Delete A or B below as applicable)

A* 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	14 Market Street SALE VIC 3850	$ 690,000.00	08 / 01 / 2026
2	4 Kestrel Court SALE VIC 3850	$ 765,000.00	20 / 05 / 2025
3		$	

OR

~~**B*** 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.~~

This Statement of Information was prepared on: 23 January 2026