WESTECH REAL ESTATE

Statement of Information
Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

PROPERTY OFFERED FOR SALE

6 New Street Dimboola Vic 3414

Indicative selling price

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

Single Price: $329,000

Median sale price

Median price: $282,000 *House: ✔ *unit: Suburb or locality: Dimboola

Period - From: 01/01/2023 to: 31/12/2023 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. 9 Moulder Street Dimboola Vic 3414	$ 355,000	03/04/2023
2. 175 Lloyd Street Dimboola Vic 3414	$ 335,000	29/11/2021
3.		

This Statement of Information was prepared on: 02/02/2024

CONSUMER AFFAIRS VICTORIA