Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address: 9 Chitalwood Court, Nilma Vic 3821

Indicative selling price

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

Single price: $1,295,000

Median sale price

Median price: $1,350,000 | Property type: *House* | Suburb: Warragul

Period - From: 01/03/2025 to: 28/02/2026 | 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
4 Chitalwood Court, Nilma Vic 3821	$995,000	27/05/2025
8 Chitalwood Court, Nilma Vic 3821	$1,030,000	07/01/2026

This Statement of Information was prepared on: 24/03/2026