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 Including suburb or locality and postcode	Lot 9 43 Jamieson Street, Daylesford Vic 3460

Indicative selling price

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

Single price $925,000

Median sale price

Median price $690,000 Property Type House Suburb Daylesford

Period - From 11/12/2019 to 10/12/2020 Source REIV

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	Lot 10/43 Jamieson St DAYLESFORD 3460	$875,000	15/10/2020
2	Lot 6/43 Jamieson St DAYLESFORD 3460	$875,000	28/09/2020
3	Lot 2/43 Jamieson St DAYLESFORD 3460	$875,000	08/09/2020

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: 11/12/2020 08:36

Lot 9 43 Jamieson Street, Daylesford Vic 3460

3 2 2

Property Type: house and land
Land Size: 359 sqm approx

Agent Comments

Indicative Selling Price
$925,000
Median House Price
11/12/2019 - 10/12/2020: $690,000

Comparable Properties



Lot 10/43 Jamieson St DAYLESFORD 3460 (REI)

3 2 2

Price: $875,000
Method: Private Sale
Date: 15/10/2020
Property Type: House
Land Size: 400 sqm approx

Agent Comments



Lot 6/43 Jamieson St DAYLESFORD 3460 (REI)

3 2 2

Price: $875,000
Method: Private Sale
Date: 28/09/2020
Property Type: House
Land Size: 374 sqm approx

Agent Comments



Lot 2/43 Jamieson St DAYLESFORD 3460 (REI)

3 2 2

Price: $875,000
Method: Private Sale
Date: 08/09/2020
Property Type: House
Land Size: 400 sqm approx

Agent Comments

Account - Belle Property Daylesford | P: +61 3 5348 1700

The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.