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 and postcode	2/302 Yuille Street, Buninyong, Vic 3357

Indicative selling price

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

range between $595,000 & $625,000

Median sale price

Median price	$720,000	Property type	*House*	Suburb	Buninyong

Period - From	01/05/2025	to	30/04/2026	Source PropTrack

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 eighteen 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
411 Herriott St, Buninyong, VIC 3357	$595,000	16/03/2026
506 Winter Street, Buninyong, VIC 3357	$630,000	26/02/2026
412 Inglis Street, Buninyong, VIC 3357	$675,000	19/02/2025

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 eighteen months.~~

This Statement of Information was prepared on: 07/05/2026