Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	15 Gwyder Court Echuca, 3564

Indicative selling price

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

Single price	$550,000

Median sale price

Median price	$535,500	Property Type	HOUSE	Suburb	ECHUCA
Period - From	25-Nov-2024	to	17-Mar-2025	Source	Core Logic

Comparable property sales

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	5 Nile Court, Echuca	$523,000	09-Dec-2024
2	17 Alfred Ave, Echuca	$535,000	29-Nov-2024
3	3 Gwyder Court, Echuca	$555,000	13-Mar-2025

This statement of information was prepared on 21-Mar-2025 at 9:40:25 AM AEDT