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	13 Yakoa Natya Avenue Echuca, 3564

Indicative selling price

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

Single price	$680,000

Median sale price

Median price	$550,000	Property Type	HOUSE	Suburb	ECHUCA
Period - From	13-Nov-2024	to	25-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	17 Selwyn Street Echuca	$715,000	18-Nov-2024
2	45 Maker Parade Echuca	$675,000	26-Jul-2024
3	29 Lincoln Cres Echuca	$678,000	04-Mar-2024

This statement of information was prepared on 26-Mar-2025 at 4:55:25 PM AEDT