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	9 Conrad Court, Whittington VIC 3219

Indicative selling price

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

Range between $495,000 & $544,500

Median sale price

Median price $536,000 Property Type House Suburb Whittington

Period - From 04/01/2025 to 03/07/2025 Source core_logic

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
19 Veronica Avenue Newcomb VIC 3219	$530,000	28/05/2025
13 Fidge Crescent Breakwater VIC 3219	$505,000	29/04/2025
227 Boundary Road Whittington VIC 3219	$540,000	28/03/2025

This Statement of Information was prepared on: 04/07/2025