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	6 Moodie Street, Trentham, VIC, 3458

Indicative selling price

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

	or range between	$975,000	&	$1,070,000

Median sale price

Median price	$850,000	Property type	House	Suburb	Trentham
Period - From	Jan 2021	to	Dec 2021	Source	Pricefinder.com.au

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
27 Groves Street, Trentham	$995,000	24/01/2022
4 Camp Street, Trentham	$1,075,000	03/12/2021
23 Gleeson Street, Trentham	$1,085,000	10/01/2022

This Statement of Information was prepared on: 21st February 2022