

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

<b>Address</b> Including suburb and postcode	7 Kalimna Court Tongala, 3621
---	-------------------------------

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting).

Range between	\$530,000 & \$560,000
---------------	-----------------------

### Median sale price

Median price	\$569,000	Property Type	HOUSE	Suburb	ECHUCA
Period - From	01-Jan-2025	to	31-Dec-2025	Source	REA

### 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.

	<b>Address of comparable property</b>	<b>Price</b>	<b>Date of sale</b>
1	7 Morris Court, Tongala VIC 3621	\$513,000	01-Sep-2025
2	5 Kalimna Court, Tongala VIC 3621	\$520,000	13-Nov-2024
3	3 Kalimna Court, Tongala VIC 3621	\$515,000	16-Sep-2024

This statement of information was prepared on 30-Jan-2026 at 4:13:33 PM AEDT