

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

Indicative selling price

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

Single price

Median sale price*

Median price Property Type Suburb
Period - From to Source

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 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	23 Seymour St TERANG 3264	\$535,000	12/11/2025
2	74 Cameron St TERANG 3264	\$515,000	20/01/2025
3	13 Ewing St TERANG 3264	\$550,000	13/11/2024

OR

~~**B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on:



Property Type: House (Res)
Land Size: 830 sqm approx
Agent Comments

Indicative Selling Price
\$550,000
Median House Price *
05/05/2025 - 05/05/2026: \$415,000
* Agent calculated median

Comparable Properties



23 Seymour St TERANG 3264 (REI/VG)

Agent Comments



Price: \$535,000
Method: Private Sale
Date: 12/11/2025
Property Type: House
Land Size: 813 sqm approx



74 Cameron St TERANG 3264 (VG)

Agent Comments



Price: \$515,000
Method: Sale
Date: 20/01/2025
Property Type: House (Res)
Land Size: 1679 sqm approx



13 Ewing St TERANG 3264 (REI/VG)

Agent Comments



Price: \$550,000
Method: Sold Before Auction
Date: 13/11/2024
Property Type: House (Res)
Land Size: 1227 sqm approx

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