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## 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

54 Campbell Street, Loch Sport 3851
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### Indicative selling price

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

Single price

\$420,000
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### Median sale price

Median price

\$503,500
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Property type

House
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Suburb

Loch Sport
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Period - From

August 2021
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to

23/7/2022
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Source

Landata
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### 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
102 Campbell Street Loch Sport	\$445,000	16/3/2022
18 Campbell St Loch Sport	\$460,000	5/5/2022
17 Holmes St Loch Sport	\$470,000	26/6/2022

This Statement of Information was prepared on:

1/08/2022
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