

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

210 Barkly Street, Buninyong Vic 3357

Indicative selling price

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

Range between \$1,150,000

&

\$1,250,000

Median sale price

Median price \$750,000

Property Type House

Suburb Buninyong

Period - From 21/07/2024

to

20/07/2025

Source Property Data

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	2 Coxall St BUNINYONG 3357	\$1,250,000	17/04/2025
2	301 Scott St BUNINYONG 3357	\$1,170,000	11/03/2025
3	102 Cornish St BUNINYONG 3357	\$1,190,000	26/10/2024

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:

21/07/2025 09:56



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Property Type: House (Previously Occupied - Detached)
Land Size: 2041 sqm approx
 Agent Comments

Indicative Selling Price
 \$1,150,000 - \$1,250,000
Median House Price
 21/07/2024 - 20/07/2025: \$750,000

Comparable Properties



2 Coxall St BUNINYONG 3357 (REI/VG)

Agent Comments

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Price: \$1,250,000
Method: Private Sale
Date: 17/04/2025
Property Type: House
Land Size: 4770 sqm approx



301 Scott St BUNINYONG 3357 (REI/VG)

Agent Comments

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 1

Price: \$1,170,000
Method: Private Sale
Date: 11/03/2025
Property Type: House
Land Size: 1214 sqm approx



102 Cornish St BUNINYONG 3357 (REI/VG)

Agent Comments

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Price: \$1,190,000
Method: Private Sale
Date: 26/10/2024
Property Type: House (Res)
Land Size: 2026 sqm approx

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