



Christian Marchetti
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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

250 Ogradys Road, Kilmore East Vic 3764

Indicative selling price

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

Range between

\$2,200,000

&

\$2,400,000

Median sale price

Median price

House

Unit

Suburb or locality

Kilmore East

Period - From

to

Source

REIV

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 eighteen 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		
3		

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 eighteen months.

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Indicative Selling Price

\$2,200,000 - \$2,400,000



3 2 2

Rooms:

Property Type: Rural

Land Size: 360183 sqm approx

Agent Comments

Flexible family space, high quality features, stunning views across the valley and impressive, extensive infrastructure for taking your passion for all things equine to the next level this 100 acre (approx) equestrian property offers a superior, substantial lifestyle for humans and horses alike.

Comparable Properties

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