

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 and
postcode

33C SWANSTON STREET TERANG VIC 3264

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$700,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$380,000

Property type

House

Suburb

Terang

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

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

27 CAMERON STREET TERANG VIC 3264	\$850,000	18-Feb-26
68-70 WARRNAMBOOL ROAD TERANG VIC 3264	\$632,500	20-Feb-25
48 BAYNES STREET TERANG VIC 3264	\$750,000	08-Jan-25

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.~~

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27 CAMERON STREET TERANG VIC 3264 Sold Price **\$850,000** Sold Date **18-Feb-26**

4 2 6

Distance **1.59km**



68-70 WARRNAMBOOL ROAD TERANG VIC 3264 Sold Price **\$632,500** Sold Date **20-Feb-25**

3 1 4

Distance **1.5km**



48 BAYNES STREET TERANG VIC 3264 Sold Price **\$750,000** Sold Date **08-Jan-25**

3 2 2

Distance **0.18km**

RS = Recent sale

UN = Undisclosed Sale

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