

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	14 Braund Road Echuca, 3564
---	-----------------------------

Indicative selling price

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

Single price	\$455,000
--------------	-----------

Median sale price

Median price	\$379,500	Property Type	VACANT LAND	Suburb	ECHUCA
Period - From	15-Oct-2024	to	06-Feb-2025	Source	Price Finder

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
1	24 Latham Road Echuca VIC 3564	\$470,000	21-Oct-2024
2	5 Lachlan Crescent Echuca VIC 3564	\$450,000	18-Jun-2025
3	6 Murrumbidgee Drive Echuca VIC 3564	\$490,000	16-May-2025

This statement of information was prepared on 07-Sep-2026 at 9:23:47 AM AEST