

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 526 Eureka Street, Eureka Vic 3350
Including suburb or locality and postcode

Indicative selling price

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

Range between \$575,000 & \$595,000

Median sale price

Median price \$505,000 Property Type House Suburb Eureka

Period - From 16/06/2025 to 15/06/2026 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 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	6 Middlin St BROWN HILL 3350	\$586,000	21/05/2026
2	322 Dawson St.S BALLARAT CENTRAL 3350	\$565,000	13/03/2026
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.

This Statement of Information was prepared on: 16/06/2026 12:47



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Property Type: House
Land Size: 973 sqm approx
Agent Comments

Indicative Selling Price
\$575,000 - \$595,000
Median House Price
16/06/2025 - 15/06/2026: \$505,000

Comparable Properties



6 Middlin St BROWN HILL 3350 (REI)

Agent Comments

 2  1  2

Price: \$586,000
Method: Private Sale
Date: 21/05/2026
Property Type: House
Land Size: 924 sqm approx



322 Dawson St.S BALLARAT CENTRAL 3350 (REI)

Agent Comments

 2  1  1

Price: \$565,000
Method: Private Sale
Date: 13/03/2026
Property Type: House
Land Size: 1015 sqm approx

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.

Account - Jellis Craig | P: 03 5329 2500 | F: 03 5329 2555



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