

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

150 VINCENT ROAD, MORWELL, VIC 3840

Indicative selling price

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

Single price

\$470,000

or range between

&

Median sale price

Median price

\$422,784

Property Type

House

Suburb

MORWELL, VIC 3840

Period - From

30/01/26

to

01/06/26

Source

Cotality

Comparable property sales

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

30 ROBERTSON STREET MORWELL VIC 3840

\$385,000

17/04/26

19 DUNBAR AVENUE MORWELL VIC 3840

\$395,000

30/04/26

83 VINCENT ROAD MORWELL VIC 3840

\$405,000

30/01/26

This Statement of Information was prepared on: 19/06/2026