

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

197 Allingham Street, Golden square Vic 3555

Indicative selling price

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

Single price

\$

Range between

\$370,000

&

\$390,000

Median sale price

Median price

\$330,000

Property type

House

Suburb

Golden Square

Period - From

31st October 2018

to

31st October 2019

Source

Realestate.com.au

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

4 Bedford Court, Golden Square Vic 3555	\$370,000	30/09/2019
75 MacKenzie Street West, Golden Square Vic 3555	\$430,000	23/07/2019
32 Mistletoe Street, Golden Square Vic 3555	\$390,000	13/09/2019

This Statement of Information was prepared on: 18th November 2019