



Rooms:

Property Type: House (Previously Occupied - Detached)

Land Size: 724 sqm

Agent Comments

Indicative Selling Price

\$320,000

Median House Price

March quarter 2017: \$282,500

Comparable Properties



49a King St MAFFRA 3860 (REI/VG)

Agent Comments



Price: \$315,000

Method: Private Sale

Date: 17/08/2016

Rooms: 5

Property Type: House

Land Size: 836 sqm



2 Blyth St MAFFRA 3860 (REI/VG)

Agent Comments



Price: \$307,500

Method: Private Sale

Date: 08/06/2016

Rooms: 7

Property Type: House

Land Size: 1032 sqm



7 King St MAFFRA 3860 (REI/VG)

Agent Comments



Price: \$290,000

Method: Private Sale

Date: 24/11/2016

Rooms: 5

Property Type: House

Land Size: 1011 sqm

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

52 Princess Street, Maffra Vic 3860

Indicative selling price

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

Single price

\$320,000

Median sale price

Median price

\$282,500

House

X

Suburb or locality

Maffra

Period - From

01/01/2017

to

31/03/2017

Source

REIV

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
49a King St MAFFRA 3860	\$315,000	17/08/2016
2 Blyth St MAFFRA 3860	\$307,500	08/06/2016
7 King St MAFFRA 3860	\$290,000	24/11/2016