

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 and
postcode

29 MAUD STREET GEELONG VIC 3220

Indicative selling price

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

Single Price

or range
between

\$820,000

&

\$900,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$952,500

Property type

House

Suburb

Geelong

Period-from

01 Jun 2021

to

31 May 2022

Source

Corelogic

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 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

73B NOBLE STREET NEWTOWN VIC 3220	\$850,000	10-Apr-22
8 BALDOCK LANE GEELONG VIC 3220	\$850,000	19-Jan-22
2 METROPOL LANE GEELONG WEST VIC 3218	\$896,000	07-Oct-21

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 18 months.

This Statement of Information was prepared on: 10 June 2022

**73B NOBLE STREET NEWTOWN
VIC 3220**

3 2 1

Sold Price

\$850,000

Sold Date

10-Apr-22

Distance

0.71km**8 BALDOCK LANE GEELONG VIC
3220**

2 2 2

Sold Price

Sold Date

19-Jan-22

Distance

0.3km**2 METROPOL LANE GEELONG
WEST VIC 3218**

3 2 2

Sold Price

\$896,000

Sold Date

07-Oct-21

Distance

1.35km

RS = Recent sale

UN = Undisclosed Sale

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