

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

24 ALDER STREET, GOLDEN SQUARE, VIC

Indicative selling price

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

Single Price:

\$308,750

Median sale price

Median price

\$327,500

House

X

Unit


Suburb

GOLDEN SQUARE

Period

01 April 2018 to 30 June 2018

Source



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
79 MACKENZIE ST, GOLDEN SQUARE, VIC 3555	**\$315,000	23/05/2018
14 CROSS ST, KANGAROO FLAT, VIC 3555	*\$301,326	28/02/2018
6 THOMAS ST, KANGAROO FLAT, VIC 3555	\$285,000	02/10/2017