

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

59 George Street, Preston, VIC 3072

Indicative selling price

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

Range between

\$1,050,000

&

\$1,150,000

Median sale price

Median price

\$1,202,180

Property Type

House

Suburb

PRESTON

Period - From

14/05/2024

to

13/11/2024

Source

price_finder

Comparable property sales

These are the three properties sold within five kilometres of the property of the sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

	Address of comparable property	Price	Date of sale
1	27 RAYMOND STREET PRESTON VIC 3072	\$1,080,000	26/10/2024
2	2 ERIC STREET PRESTON VIC 3072	\$1,096,000	17/08/2024
3	22 WATTLE GROVE RESERVOIR VIC 3073	\$1,050,000	10/10/2024

This Statement of Information was prepared on:

14/11/2024