

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

11 Newton Street Maryborough VIC 3465

Indicative selling price

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

Single price

\$489,000

~~or range between~~

&

Median sale price

Median price

\$360,000

Property type

House

Suburb

Maryborough

Period - From

01-07-2021

to

30-06-2022

Source

Corelogic

Comparable property sales

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
25 Peel Street Maryborough VIC 3465	\$455,000	27-10-2021
46 Alma Street Maryborough VIC 3465	\$480,000	03-03-2022
32 Inkerman Street Maryborough VIC 3465	\$469,000	09-11-2021

This Statement of Information was prepared on: 21-07-2022