

# 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 or locality and postcode

27 Sterry Street Golden Square Vic 3555

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

(\*Delete single price or range as applicable)

\$339,000

&

\$349,000

### Median sale price

(\*Delete house or unit as applicable)

Median price

\$312,500

\*House

x

\*unit

Suburb  
or locality

Golden Square

Period - From

1/10/16

to

30/9/17

Source

Pricefinder

### Comparable property sales (\*Delete A or B below as applicable)

A\* These are the three properties sold within two kilometres/five kilometres\* of the property for sale in the last six months/18 months\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
106 Chum Street Golden Square	\$370,000	10/5/2017
62 Pallett Street Golden Square	\$350,000	26/4/2017
33 Pallett Street Golden Square	\$360,000	09/03/2017