



# STATEMENT OF INFORMATION

182 MACKIES ROAD, HAVEN, VIC 3401

PREPARED BY NOLA BROWN, HORSHAM REAL ESTATE, PHONE: 0418504855

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**182 MACKIES ROAD, HAVEN, VIC 3401**

 5  2  2

### Indicative Selling Price

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

Single Price: **\$470,000**

Provided by: Nola Brown, Horsham Real Estate

## MEDIAN SALE PRICE



**HAVEN, VIC, 3401**

Suburb Median Sale Price (House)

**\$475,000**

01 April 2017 to 31 March 2018

Provided by: 

## COMPARABLE PROPERTIES

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.



**465 WEST RD, RIVERSIDE, VIC 3401**

 3  1  4

Sale Price

**\$540,000**

Sale Date: 16/08/2017

Distance from Property: 6.7km



**256 GRAHAMS BRIDGE RD, HAVEN, VIC 3401**

 4  2  4

Sale Price

**\$595,000**

Sale Date: 22/12/2017

Distance from Property: 482m



**14 BLUE WREN DR, HAVEN, VIC 3401**

 4  2  2

Sale Price

**\$555,000**

Sale Date: 01/12/2017

Distance from Property: 4km



This report has been compiled on 12/04/2018 by Horsham Real Estate. Property Data Solutions Pty Ltd 2018 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

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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

182 MACKIES ROAD, HAVEN, VIC 3401

Indicative selling price

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

Single Price:

\$470,000

Median sale price

Median price

\$475,000

House

X

Unit


Suburb

HAVEN

Period

01 April 2017 to 31 March 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
465 WEST RD, RIVERSIDE, VIC 3401	\$540,000	16/08/2017
256 GRAHAMS BRIDGE RD, HAVEN, VIC 3401	\$595,000	22/12/2017
14 BLUE WREN DR, HAVEN, VIC 3401	\$555,000	01/12/2017