

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

164 Maiden Gully Road, Maiden Gully VIC 3551

Indicative selling price

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

Range Between \$620,000 & \$640,000

Median sale price

Median Price

\$478,500

House



Suburb
or locality

Maiden Gully

Period - From

Apr 2017

to

Mar 2018

Source

REIV

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

1	49 Monsants Rd, Maiden Gully VIC 3551	\$720,000	12/02/2018
2	15 Kathleen Tce, Maiden Gully VIC 3551	\$680,000	02/01/2018
3	108a Carolyn Way, Maiden Gully VIC 3551	\$620,000	23/06/2017