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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

20 Matthew Street McCrae VIC 3938

2 1 4

Indicative Selling Price

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

Range between \$1,090,000 & \$1,190,000

Median Sale Price

\$820,000 Houses in Mccrae between 01 Oct 2017 - 30 Sep 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



83 Flinders Street McCrae VIC 3938 Sold Price **\$1,220,000** Sold Date **30-Aug-18**

4 3 2

Distance **0.35km**



4 Bowen Street McCrae VIC 3938 Sold Price **\$960,000** Sold Date **30-Aug-18**

3 2 2

Distance **0.54km**



8 Parkes Street McCrae VIC 3938 Sold Price **\$1,050,000** Sold Date **24-Aug-18**

3 1 1

Distance **0.56km**

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