

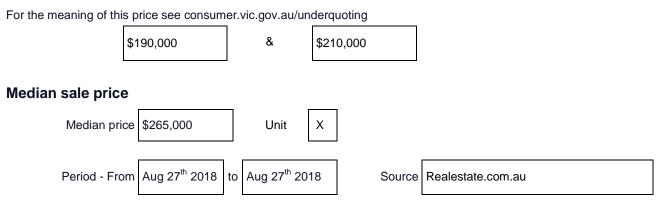
STATEMENT OF INFORMATION Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and 3/301 Rowan Street, Golden Square postcode

Indicative selling price



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. 52 Belle Vue Road, Golden Square	\$190,000	12 Jan 2018
2. 6/48 Sternberg Street, Kennington	\$205,000	15 Mar 2018
3. 1/12 Sparrowhawk Road, Long Gully	\$190,000	21 Jun 2018

Property data source: rrp.rpdata.com.au. Generated on 17 Aug 2018.



Additional information about comparable sales. (This page is optional – Delete this whole page if that is your preference)



Golden Square 52 Belle Vue Road		2 BED 1 BATH 2 CAR
METHOD TYPE LAND	Private House 630m2	



Kenning	ton 6/78 Sternberg Street	2 BED 1 BATH 1 CAR
METHOD TYPE LAND	Private Unit 230m2	



Lor	ng Gu	Ily 1/12 Sparrowhawk Road	2 BED 1 BATH 1 CAR	
MET	THOD	Private		
TYP	Έ	House		
	ID	273m2		

Property data source: rrp.rpdata.com.au. Generated on 17 Aug 2018.