

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 29 WICKS ROAD, MAIDEN GULLY, VIC 3551

Indicative selling price

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

Single Price: \$465,000

Median sale price

Median price \$475,000

House

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Unit

Suburb MAIDEN GULLY

Period 01 January 2017 to 31 December 2017

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
5 RATHBONES LANE, MAIDEN GULLY, VIC 3551	\$460,000	14/09/2017
5 TIMBERTOP RISE, MAIDEN GULLY, VIC 3551	*\$445,000	28/02/2018
37 HERMITAGE RD, MAIDEN GULLY, VIC 3551	\$437,000	08/01/2017