

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

14 Rachel Terrace, Maiden Gully VIC 3551

Indicative selling price

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

Range Between \$385,000 & \$405,000

Median sale price

Median Price \$517,000

Property
Type House

Suburb Maiden Gully

Period - From Aug 2018

to Jul 2019

Source Corelogic

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 4 Parklands Way, Maiden Gully VIC 3551

\$412,000

03/12/2018

2 50 Carolyn Way, Maiden Gully VIC 3551

\$360,000

12/11/2018

3 26 Lower Beckhams Rd, Maiden Gully VIC 3551

\$360,000

12/03/2019

This statement of Information was prepared on: 13/11/19