

RT Edgar

STATEMENT OF INFORMATION

4 March 2019

Property offered for sale

17 Devonshire Lane, Mount Macedon

Indicative selling price

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

Single Price \$1,200,000

Median sale price

Median price	\$873,000	House	X	Unit	Suburb or locality	Mount Macedon
Period - From	1/02/2018	to	1/02/2019	Source	Realestate.com	

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Macedon Ranges estate agent and Beverley Higgs consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 669 Mount Macedon Road, Mount Macedon	\$1,200,000	10/06/2018
2 14 Devonshire Lane, Mount Macedon	\$1,675,000	22/02/2018
3 905 Mount Macedon Road, Mount Macedon	\$1,040,000	31/01/2018