

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode

122 MacKenzie Street West, Golden Square Vic 3555

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$

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 or range between

\$260,000

 &

\$280,000

Median sale price

Median price

\$343,700

Property type

House

Suburb

Golden Square

Period - From

28 th May 2018

to

28 th May 2019

Source

Realestate.com.au

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
40 Benghasi Avenue, Golden Square Vic 3555	\$270,000	22/08/2018
10 Oak Street, Golden Square Vic 3555	\$305,000	04/04/2019
17 Druid Street, Golden Square Vic 3555	\$286,000	29/06/2018

This Statement of Information was prepared on:

5 th August 2019
