





STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



277 GLADSTONE STREET,







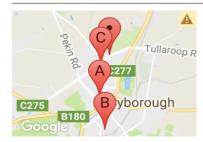
Indicative Selling Price

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

Single Price: \$259,000

Provided by: Jacinta Clifford, Professionals Maryborough

MEDIAN SALE PRICE



MARYBOROUGH, VIC, 3465

Suburb Median Sale Price (House)

\$200,000

01 April 2017 to 31 March 2018

Provided by: **pricefinder**

COMPARABLE PROPERTIES

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.



9 CAMPBELL ST, MARYBOROUGH, VIC 3465







Sale Price

*\$260,000

Sale Date: 06/03/2018

Distance from Property: 1.3km





2 BROUGHAM ST, MARYBOROUGH, VIC 3465 🕮 3







Sale Price

\$250,000

Sale Date: 16/12/2017

Distance from Property: 2.2km





264 GLADSTONE ST, MARYBOROUGH, VIC







Sale Price

\$245,000

Sale Date: 11/10/2017

Distance from Property: 362m



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	277 GLADSTONE STREET, MARYBOROUGH, VIC 3465
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting					
Single Price:	\$259,000				

Median sale price

Median price	\$200,000	House	X	Unit	Suburb	MARYBOROUGH
Period	01 April 2017 to 31 March 2018		Source	p	ricefinder	

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
9 CAMPBELL ST, MARYBOROUGH, VIC 3465	*\$260,000	06/03/2018
2 BROUGHAM ST, MARYBOROUGH, VIC 3465	\$250,000	16/12/2017
264 GLADSTONE ST, MARYBOROUGH, VIC 3465	\$245,000	11/10/2017