



Statement of Information

Sections 47AF of the Estate Agents Act 1980

1 Magazine Court, GOLDEN POINT 3350

House



3 beds



2 baths



2 parking

Indicative selling price

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

Range from \$ 350,000 - \$ 360,000

Median sale price

Median **House** for **Golden Point** for period **Apr 2016 - Mar 2017**
Sourced from **Price Finder**.

\$ 281,625

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

412 Grant Street,
Golden Point 3350

Price \$ 370,000 Sold 29 November 2016

526 Humffray Street,
Golden Point 3350


Price \$ 420,000 Sold 21 June 2016

453 Gladstone Street,
Golden Point 3350

Price \$ 385,000 Sold 30 November 2016

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Price Finder.

Contact agents

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