

# 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

3/6 High Street, Maryborough 3465

### Indicative selling price

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

Single price \$\* or range between \$430,000 & \$450,000

### Median sale price

Median price

\$277,500

Property type

Unit

Suburb

Maryborough

Period - From

01/09/2020

to

31/08/2021

Source

Corelogic

### Comparable property sales (\*Delete A or B below as applicable)

A\* 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
16 Elgin Road, Maryborough 3465	\$450,000	18/02/2021
30 Napier Street, Maryborough 3465	\$490,000	22/07/2021
105 Field Street, Maryborough 3465	\$465,000	09/04/2021

This Statement of Information was prepared on: 10/09/2021