



STATEMENT OF INFORMATION

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UNIT Offered for Sale

1/23 Elgin Street Myrtleford VIC 3737

2 1 1

Indicative Selling Price

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

Single Price \$285,000

Median Sale Price

\$227,000 Units in Myrtleford between Jul 2017 - Jun 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 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.



2/21 Elgin Street Myrtleford VIC 3737

3 1 1

Sold Price **\$330,000** Sold Date **24-Aug-17**

Distance **0.02km**

1/92-104 Standish Street Myrtleford VIC 3737

2 1 2

Sold Price **\$250,000** Sold Date **01-Jun-17**

Distance **0.39km**

12 Maple Court Myrtleford VIC 3737

2 1 1

Sold Price **\$295,000** Sold Date **25-Jan-18**

Distance **0.97km**

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