



Rod Devlin

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STATEMENT OF INFORMATION

Prepared on 18 Sep 2018

Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

2/24 Malakoff Road Beechworth VIC 3747

1 1 1

Indicative Selling Price

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

Single Price \$278,000

Median Sale Price

\$271,250 Units in Beechworth between 01 Sep 2017 - 31 Aug 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.

		9/24 Malakoff Road Beechworth VIC 3747	Sold Price	\$295,000	Sold Date	16-Aug-17
		2 1 -			Distance	0.03km
		1/7 Frederick Street Beechworth VIC 3747	Sold Price	\$289,000	Sold Date	16-Jun-17
		2 2 1			Distance	1.68km
		1/6 Dowling Court Beechworth VIC 3747	Sold Price	\$280,000	Sold Date	17-Jul-17
		2 1 1			Distance	1.28km

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2/31 High Street Beechworth VIC 3747

Sold Price

\$277,500

Sold Date

19-Dec-17

2 1 1

Distance

0.75km



3/64 Finch Street Beechworth VIC 3747

Sold Price

\$265,000

Sold Date

06-Oct-17

2 1 1

Distance

1.74km

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