

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 1/191 PARK ROAD, MARYBOROUGH, VIC 3465

Indicative selling price

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

Single price or range between \$340,000 & \$350,000

Median sale price

Median price \$323,203 Property Type Unit Suburb MARYBOROUGH
Period - From 14/07/22 to 14/07/23 Source CORELOGIC RP DATA

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
6/244 GLADSTONE STREET MARYBOROUGH VIC 3465	\$352,000	29/05/23
2/55 GOLDSMITH STREET MARYBOROUGH VIC 3465	\$275,000	26/05/23
2/99 CLARENDON STREET MARYBOROUGH VIC 3465	\$320,000	22/11/22

This Statement of Information was prepared on: 14/07/2023