

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

2/9A Peake Street, Golden Point Vic 3350

Indicative selling price

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

Range between \$425,000 & \$440,000

Median sale price

Median price \$397,000 Property Type House Suburb Golden Point

Period - From 01/10/2018 to 30/09/2019 Source REIV

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 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
1		
2		
3		

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

This Statement of Information was prepared on: 27/11/2019 15:20



Rooms: 6

Property Type: Townhouse

Land Size: 300 sqm approx

Agent Comments

Set on some 300 sqm approx, this brand new residence promotes quality, style and space. With 3 spacious bedrooms including main with en-suite, this property features a magnificent Tasmanian oak floor which flows seamlessly from the entry through to the open plan living zone. The kitchen is a standout with a walk in pantry, quality cabinetry and appliances creating a luxurious feel and ambiance. Other features include central heating, reverse cycle split system, double garage with direct access and beautifully finished landscaping.

Comparable Properties

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