

STATEMENT OF INFORMATION

20 HOSKEN STREET, MARYBOROUGH, VIC 3465

PREPARED BY JACINTA CLIFFORD, PROFESSIONALS MARYBOROUGH

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



20 HOSKEN STREET, MARYBOROUGH,

 4  2  2

Indicative Selling Price

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

\$335,000

Provided by: Jacinta Clifford, Professionals Maryborough

SUBURB MEDIAN



MARYBOROUGH, VIC, 3465

Suburb Median Sale Price (House)

\$210,000

01 April 2016 to 31 March 2017

Provided by: 

COMPARABLE PROPERTIES

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.



5 SHAMROCK CRT, MARYBOROUGH, VIC 3465

 4  2  2

Sale Price

\$339,000

Sale Date: 16/01/2017

Distance from Property: 248m



46 FINK ST, MARYBOROUGH, VIC 3465

 4  2  4

Sale Price

\$340,000

Sale Date: 19/10/2016

Distance from Property: 1.9km



19 HOSKEN ST, MARYBOROUGH, VIC 3465

 4  2  2

Sale Price

\$306,750

Sale Date: 11/07/2016

Distance from Property: 32m



This report has been compiled on 25/05/2017 by Professionals Maryborough. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

20 HOSKEN STREET, MARYBOROUGH, VIC 3465

Indicative selling price

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

Single Price / Range

\$335,000

Median sale price

Median price

\$210,000

House

Unit

Suburb

MARYBOROUGH

Period

01 April 2016 to 31 March 2017

Source



Comparable property sales

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 |
|---------------------------------------|-----------|--------------|
| 5 SHAMROCK CRT, MARYBOROUGH, VIC 3465 | \$339,000 | 16/01/2017 |
| 46 FINK ST, MARYBOROUGH, VIC 3465 | \$340,000 | 19/10/2016 |
| 19 HOSKEN ST, MARYBOROUGH, VIC 3465 | \$306,750 | 11/07/2016 |