

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 25 McPherson Street, HORSHAM 3400

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

## Single price \$249,950

### Median sale price

Median **House** for **HORSHAM** for period **Oct 2016 - Oct 2017**

Sourced from [www.realestate.com.au](http://www.realestate.com.au).

## \$252,250

### Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**116 Baillie Street,**  
Horsham 3400

Price **\$275,000** Sold 21 February 2017

**92 Dooen Road,**  
Horsham 3400

Price **\$230,000** Sold 17 May 2017

**69 McPherson Street,**  
Horsham 3400

Price **\$260,000** Sold 22 September 2017

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from [www.realestate.com.au](http://www.realestate.com.au).

House



4 beds



1 baths



2 parking

### Contact agents

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