OBrien Real Estate

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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

1A Harold Street Preston VIC 3072

4 2 2

Indicative Selling Price

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

Range between $949,000 & $955,000

Median Sale Price

$953,000 Houses in Preston between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



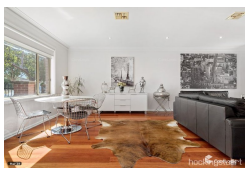
14 Harry Street Thornbury VIC 3071 Sold Price **$1,160,000** Sold Date **24-Mar-18**

4 2 2 Distance **1.19km**



67B Youngman Street Preston VIC 3072 Sold Price **$912,000** Sold Date **02-Oct-18**

4 2 2 Distance **1.32km**



2C Tennyson Avenue Preston VIC 3072 Sold Price RS **$902,000** Sold Date **06-Apr-19**

4 2 2 Distance **1.54km**

RS = Recent sale **UN** = Undisclosed Sale

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