LUKE GOGGIN REAL ESTATE

STATEMENT OF INFORMATION

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UNIT Offered for Sale

4/494 High Street Golden Square VIC 3555

2 2 1

Indicative Selling Price

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

Range between $275,000 & $285,000

Median Sale Price

$245,000 Units in Golden square between Nov 2016 - Oct 2017

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 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.



1/7 Rosewood Mews Golden Square VIC 3555

2 1 1

Sold Price **$280,000** Sold Date **02-Jun-17**

Distance **1.24km**



1/33 Allingham Street Golden Square VIC 3555

2 2 1

Sold Price **$272,500** Sold Date **28-Aug-17**

Distance **1.5km**



3/35 Booth Street Golden Square VIC 3555

2 1 1

Sold Price **$295,000** Sold Date **19-May-16**

Distance **2.18km**

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