LUKE GOGGIN REAL ESTATE

STATEMENT OF INFORMATION

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HOUSE Offered for Sale

35 Emmett Street Golden Square VIC 3555

3 1 1

Indicative Selling Price

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

Single Price $340,000

Median Sale Price

$323,500 Houses in Golden square between Jun 2017 - May 2018

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.



37 Emmett Street Golden Square VIC 3555

3 1 3

Sold Price **$335,000** Sold Date **28-Apr-17**

Distance **0.02km**



10 Illingworth Street Golden Square VIC 3555

3 1 2

Sold Price **$341,000** Sold Date **12-Dec-17**

Distance **0.4km**



2 Wilton Court Golden Square VIC 3555

3 1 1

Sold Price **$325,000** Sold Date **18-May-17**

Distance **0.6km**

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