

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address 96 Margaret Street, Macedon, VIC, 3440

### Indicative selling price

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

Single price  or range between \$1,750,000 & \$1,925,000

### Median sale price

Median price \$885,000 Property type House Suburb Macedon

Period - From April 2020 to March 2021 Source Pricefinder.com

### Comparable property sales

**B** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 6<sup>th</sup> April, 2021