



STATEMENT OF INFORMATION

Prepared on 05th July 2017

House Offered for Sale

35 Kings Road, Emerald



Indicative Selling Price

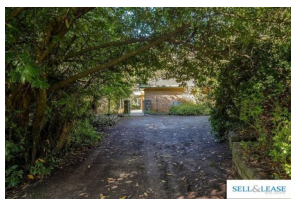
\$560,000— \$610,000

Median Sale Price of houses in Emerald from April 2016—July 2017

\$575,000

Comparable Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 12 months that the estate agent or agent's representative considers to be the most comparable to the property



42 Pinnocks Road Emerald



Sold Price \$600,000

Sold Date 5th June 2017



28 Charman Ave, Emerald



Sold Price \$620,000

Sold Date 16th April 2017



19 Emerald Lake Road, Emerald



Sold Price \$610,000

Sold Date 08th June 2017

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