

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Coupers Realty Pty Ltd
Fingal VIC 3939

Property offered for sale

Address
Including suburb or locality and postcode 21 Turnberry Grove, Moonah Links, Fingal Vic 3939

Indicative selling price

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

Price Range \$1,500,000 to \$1,625,000

Median sale price - House

(*Delete house or unit as applicable)

Median price \$1,907,000 * 4 Bedrm House Suburb or locality Fingal, Vic 3939

Period - From October 2023 to September 2024 Source CoreLogic

Comparable Recent House sales at Moonah Links

39 Turnberry Grove, Moonah Links, Fingal sold Oct 2023 \$1,680,001

13 Arthurs View, Moonah Links, Fingal sold Oct 2024 \$1,705,000

COUPERS
Lifestyle Properties
MOONAH LINKS,
FINGAL VICTORIA 3939

08/11/2024