

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

8 Sarraill Street, Crib Point

Indicative selling price

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

Single price

\$440,000

Median sale price

Median price

\$435,000

House

X

Unit

Suburb

Crib Point

Period - From

01/07/16

to

10/07/17

Source

RP Data

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 125 Disney Street, Crib Point	\$428,875	08/05/2017
2 126 Disney Street, Crib Point	\$451,000	29/04/2017
3 74 Lorimer Street, Crib Point	\$450,000	05/07/2017