

RT Edgar

STATEMENT OF INFORMATION

25th March 2019

Property offered for sale

22 Downton Crescent Point Lonsdale VIC 3225

Indicative selling price

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

Range between \$830,000 and \$880,000

Median sale price

Median Price \$780,000 Suburb or locality Point Lonsdale Property Type House

Period From 01/10/2018 to 31/12/2018 Source REIV

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Bellarine estate agents and Felix Hakens consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
2 Johnstone Street, Point Lonsdale VIC 3225	\$840,000	30/11/2018
5 Landy Court, Point Lonsdale VIC 3225	\$825,000	12/02/2019
32 Anderson Street, Point Lonsdale VIC 3225	\$850,000	14/09/2018