



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



15 SEESBURG STREET, CAPE

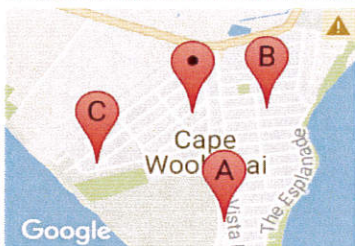
4 2 4

Indicative Selling Price

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

Single Price: **\$649,000**

MEDIAN SALE PRICE



CAPE WOOLAMAI, VIC, 3925

Suburb Median Sale Price (House)

\$418,000

01 January 2017 to 31 December 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



143 WOOLAMAI BEACH RD, CAPE

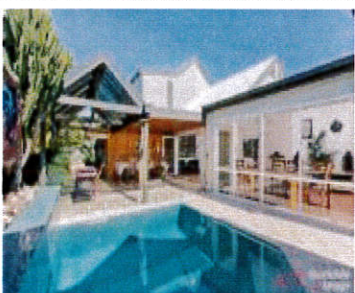
3 2 2

Sale Price

\$610,000

Sale Date: 17/05/2017

Distance from Property: 829m



23 SEASPRAY AVE, CAPE WOOLAMAI, VIC 3925

3 2 2

Sale Price

\$621,000

Sale Date: 27/01/2017

Distance from Property: 493m



102 OCEAN RCH, CAPE WOOLAMAI, VIC 3925

4 2 2

Sale Price

\$642,500

Sale Date: 08/08/2017

Distance from Property: 752m



This report has been compiled on 29/01/2018 by First National Real Estate Phillip Island. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 15 SEESBURG STREET, CAPE WOOLAMAI, VIC 3925


Indicative selling price

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

Single Price: \$649,000

Median sale price

Median price \$418,000 House ☒ Unit ☐ Suburb CAPE WOOLAMAI

Period 01 January 2017 to 31 December 2017 Source 

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
143 WOOLAMAI BEACH RD, CAPE WOOLAMAI, VIC 3925	\$610,000	17/05/2017
23 SEASPRAY AVE, CAPE WOOLAMAI, VIC 3925	\$621,000	27/01/2017
102 OCEAN RCH, CAPE WOOLAMAI, VIC 3925	\$642,500	08/08/2017