Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Prope	erty offered for sal	е						
In	Address acluding suburb and postcode	2/18 CARDER AVENUE SEAFORD VIC 3198						
	ative selling price meaning of this price	e see consumer.vi	c.gov.a	u/underquo	ting (*[Delete single price	e or range a	s applicable)
	Single Price			or rar betwe	•	\$450,000	&	\$475,000
	an sale price							
(*Delet	e house or unit as ap	plicable)						
	Median Price	\$634,000	Pro	perty type		Unit	Suburb	Seaford
	Period-from	01 Jun 2021	to	31 May	2022	Source		Corelogic
Comp	parable property s	ales (*Delete A	or B	below as	applic	cable)		
A*	These are the three estate agent or agen							

of sale	Date of sa	Price	ty	Address of comparab
-Feb-22	23-Feb-	\$477,500	AVENUE FRANKSTON VIC 3199	3/29-31 CRICKLE

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 14 June 2022





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3/29-31 CRICKLEWOOD AVENUE FRANKSTON VIC 3199

Sold Price

\$477,500 Sold Date **23-Feb-22**

Distance

RS = Recent sale UN =

UN = Undisclosed Sale

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