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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

38 Manna Street Dromana VIC 3936

4 3 2

Indicative Selling Price

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

Single Price \$949,000

Median Sale Price

\$767,500 Houses in Dromana between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



7 Caldwell Road Dromana VIC 3936 Sold Price **\$890,000** Sold Date **08-Jan-19**
 3 3 3 Distance **1.36km**



10 Wirruna Road Dromana VIC 3936 Sold Price **\$965,000** Sold Date **04-Jan-19**
 4 3 2 Distance **1.59km**



7 Nestle Court Arthurs Seat VIC 3936 Sold Price **\$1,050,000** Sold Date **27-Nov-18**
 4 2 2 Distance **1.99km**

RS = Recent sale UN = Undisclosed Sale

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