



Statement of Information

Prepared on: 12.4.18

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

4 Berthon Street, Aireys Inlet, VIC 3231

Indicative selling price

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

Single price \$1,200,000

Median sale price

(*Delete house or unit as applicable)

Median price \$760,000

*House ☒

Suburb
or locality Aireys Inlet

Period - From 9/04/2017 to 9/04/2018

Source Realestate.com.au

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
1	16 Hartley Street Aireys Inlet	\$760,000	5 March 2018
2	5 Haydn Court Aireys Inlet	\$780,000	14 March 2018
3	30 Aireys Street Aireys Inlet	\$747,747	17 February 2018