

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 21 Milla Way, Koo Wee Rup, VIC 3981

Indicative selling price

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

Price Range

\$430,000

&

\$460,000

Median sale price

Median price

\$535,000

Property Type

House

Suburb

Koo Wee Rup (3981)

Period - From

01/06/2019

to

31/05/2020

Source

corelogic

Comparable property sales

A These are two properties sold within two kilometres of the property for sale in the last six 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
20 LAPIS STREET, KOO WEE RUP VIC 3981	\$492,500	28/06/2019
129 MOODY STREET, KOO WEE RUP VIC 3981	\$510,000	28/01/2020

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 six months.

This Statement of Information was prepared on: 22/06/2020