

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode

87 Jacaranda Street, Red Cliffs Vic 3496
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Indicative selling price

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

range between

\$245,000	&	\$269,000
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Median sale price

Median price

\$236,125	Property type	House	Suburb	Red Cliffs
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Period - From

1 Apr 2019	to	31 Mar 2020	Source	Corelogic
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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 11 Kiewa Avenue, Red Cliffs Vic 3496	\$245,000	25/11/2019
2 3 Latrobe Avenue, Red Cliffs Vic 3496	\$265,000	11/12/2019
3 10 Ramsay Court, Red Cliffs Vic 3496	\$255,000	13/03/2020

This Statement of Information was prepared on:

30 April 2020
