

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 and
postcode

8 WRIGHT STREET CORINELLA VIC 3984

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$725,000

&

\$745,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$670,000

Property type

House

Suburb

Corinella

Period-from

01 Jun 2023

to

31 May 2024

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

12 LIBERTY CRESCENT CORINELLA VIC 3984	800000	11-Jun-24
14 MOORINGS PLACE CORINELLA VIC 3984	920000	23-May-24
9 WETHERALL DRIVE CORINELLA VIC 3984	840000	09-Apr-24

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 23 June 2024



12 LIBERTY CRESCENT CORINELLA VIC 3984

Sold Price

^{RS}

800000

Sold Date

11-Jun-24



4



2



2

Distance

0.19km



14 MOORINGS PLACE CORINELLA VIC 3984

Sold Price

^{RS}

920000

Sold Date

23-May-24



4



2



4

Distance

0.45km



9 WETHERALL DRIVE CORINELLA VIC 3984

Sold Price

840000

Sold Date

09-Apr-24



4



2



2

Distance

1.13km

RS = Recent sale

UN = Undisclosed Sale

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