

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

14 Grimes Road, Point Lonsdale, 3225

Indicative selling price

Range between *\$680,000 & \$720,000

Median sale price

Median price	\$800,000	House	x	Unit	Suburb or locality	Point Lonsdale, 3225
Period - From	1/01/2017	to	31/03/2017	Source	REIV	

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Point Lonsdale estate agent and Felix Hakins consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 41 Lawrence Road, Point Lonsdale	\$660,000	12/5/17
2 3 Nigretta Court, Point Lonsdale	\$730,000	23/3/17
3 33 Grimes Road, Point Lonsdale	\$620,000	26/4/16