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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

42 Devon Street Dromana VIC 3936

3 2 1

Indicative Selling Price

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

Range between \$820,000 & \$860,000

Median Sale Price

\$740,000 Houses in Dromana between 01 Aug 2018 - 31 Jul 2019

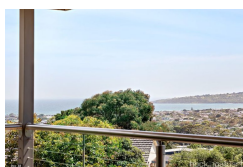
Source: CoreLogic

Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



8 Panoramic Avenue Dromana VIC 3936	Sold Price ^{RS}	\$895,000	Sold Date	01-Jun-19
4 2 2			Distance	0.25km



4 Kent Street Dromana VIC 3936	Sold Price	\$825,000	Sold Date	15-Apr-19
4 2 2			Distance	0.46km



7 Caldwell Road Dromana VIC 3936	Sold Price	\$890,000	Sold Date	08-Jan-19
3 3 3			Distance	0.87km

RS = Recent sale UN = Undisclosed Sale

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