

Statement of Information  
**Single residential property located outside the  
Melbourne metropolitan area**

Sections 47AF of the *Estate Agents Act 1980*



**Property offered for sale**

Address  
Including suburb or  
locality and postcode

22 Sherwood Crescent, Portarlington, Victoria 3223

**Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price \$465,000

**Median sale price**

(\*Delete house or unit as applicable)

Median price \$505,000

\*House ☒

\*Unit ☐

Suburb  
or locality Portarlington

Period - From 1<sup>st</sup> October 2016 to 30<sup>th</sup> September 2017

Source



**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
1 51 Geelong Road, Portarlington 3223	\$500,000	10/3/17
2 24 Welfare Street, Portarlington 3223	\$450,000	25/3/17
3 14 Darryl Street, Portarlington 3223	\$470,000	30/6/17