

# 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

6 Cottesloe Drive, Barwon Heads VIC 3227

### Indicative selling price

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

Single price \$\* or range between \$1,050,000 & \$1,150,000

### Median sale price

Median price

\$970,000

Property type

House

Suburb

Barwon Heads

Period - From

October  
2019

to

December  
2019

Source

REIV

### 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 7 Cronulla Court, Barwon Heads	\$1,150,000	6/2/20
2 33 Cottesloe Drive, Barwon Heads	\$1,045,000	4/6/19
3 2 Thorn Street, Barwon Heads	\$1,100,000	21/12/18

This Statement of Information was prepared on: 5<sup>th</sup> March 2020