

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Coupers Realty Pty Ltd
Fingal VIC 3939

Property offered for sale

Address
Including suburb or locality and postcode 13 Arthurs View, Moonah Links, Fingal Vic 3939

Indicative selling price

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

Price Range \$2,190,000 to \$2,290,000

Median sale price - House

(*Delete house or unit as applicable)

Median price \$2,025,000

House ☐

Suburb or locality Fingal, Vic 3939

Period - From January 2023 to December 2023

Source Realestate.com.au

Comparable Recent House sales at Moonah Links

- 2 The Vineyard sold by Coupers 2023 \$2,800,000
- 23 Arthurs View, sold by Coupers May 2022 \$2,350,000
- 19 Arthurs View, sold by Coupers April 2023 \$2,250,000
- 25 Woodland Way, sold by Coupers August 2023 \$2,050,000

COUPERS REALTY PTY LTD
MOONAH LINKS,
FINGAL VICTORIA 3939

10/02/2024