bellarine **p** property

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

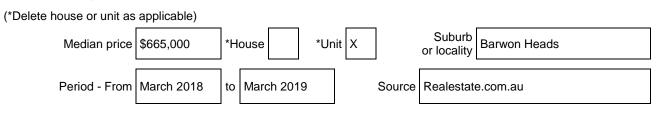
6a Hogan Drive, Barwon Heads

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price	or range between	\$925,000	&	\$995,000	
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Median sale price



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. 4a Knox Drive, Barwon Heads	\$1,010,000	February 2019
2. 32b Wattlebird Crescent, Barwon Heads	\$965,000	January 2019
3. 2/119 Hitchcock Avenue, Barwon Heads	\$1,000,000	October 2018

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.