

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 and
postcode 22 GEMMA STREET, SUNDERLAND BAY, VIC 3922

Indicative selling price

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

Price Range:

Median sale price

Median price

\$357,500

House

☒

Unit

☐

Suburb

SUNDERLAND BAY

Period

01 January 2017 to 31 December 2017

Source

 pricefinder

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
18 SUNDERLAND BAY RD, SUNDERLAND BAY, VIC 3922	\$325,000	19/09/2017
19 GOLDEN CRT, SUNSET STRIP, VIC 3922	Price Withheld	07/12/2017
6 GOLDEN CRT, SUNSET STRIP, VIC 3922	\$328,000	18/07/2017