

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

SOUTH MORANG, VIC 3752

Indicative selling price

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

Single Price:

\$749,000

Median sale price

Median price

\$760,000

Property type

House

Suburb

SOUTH MORANG

Period

01 April 2022 to 31 March 2023

Source



Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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

6 PADDYS PL, SOUTH MORANG, VIC 3752	*\$790,000	03/06/2023
31 LE PAGE RUN, SOUTH MORANG, VIC 3752	\$745,000	18/03/2023
18 MOUNT ECCLES WAY, SOUTH MORANG, VIC 3752	\$780,000	19/04/2023

This Statement of Information was prepared on:

29/06/2023