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Indicative Selling Price

\$675,000 - \$700,000

Median House Price

March quarter 2017: \$745,000



4 - 2

Rooms:

Property Type: House (Previously Occupied - Detached)

Land Size: 718 sqm

Agent Comments

Comparable Properties



11 Rymer Av SAFETY BEACH 3936 (REI/VG)

Agent Comments

3 2 2

Price: \$760,000

Method: Private Sale

Date: 19/01/2017

Rooms: 6

Property Type: House (Res)

Land Size: 753 sqm

73 Seaview Av SAFETY BEACH 3936 (REI)

Agent Comments

3 2 1

Price: \$676,000

Method: Auction Sale

Date: 25/02/2017

Rooms: -

Property Type: House (Res)

Land Size: 786 sqm



10 Sackville St SAFETY BEACH 3936 (REI)

Agent Comments

3 1 1

Price: \$640,000

Method: Auction Sale

Date: 25/03/2017

Rooms: 4

Property Type: House (Res)

Land Size: 773 sqm

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3 Thurloo Drive, Safety Beach Vic 3936

Indicative selling price

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

Range between \$675,000

&

\$700,000

Median sale price

Median price \$745,000

House

X

Suburb

Safety Beach

Period - From 01/01/2017

to

31/03/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
11 Rymer Av SAFETY BEACH 3936	\$760,000	19/01/2017
73 Seaview Av SAFETY BEACH 3936	\$676,000	25/02/2017
10 Sackville St SAFETY BEACH 3936	\$640,000	25/03/2017