

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 19 Antony Drive, Mornington 3931

Indicative selling price

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

Range between \$ 1,000,000 & \$ 1,100,000

Median sale price

Median price \$826,500 House Suburb Mornington

Period - From 1/10/17 to 30/9/18 Source Corelogic

Comparable property sales

A. 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
13 Antony Drive Mornington	\$1,100,000	1/10/18
8 Bareena Court Mornington	\$1,290,000	25/8/18
5 Samuel Way Mornington	\$1,210,000	16/7/18

Property offered for sale by

Agent Name and
Contact Details Nicholas Lynch Pty Ltd
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Email: nicholas@nl.com.au

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