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Member of REIV

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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 19 Ruth Road Mornington

Including suburb and
postcode

Indicative selling price

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

Single price \$799,000 or range between \$* & \$

Median sale price

(*Delete or tick if house or unit as applicable)

Median price \$775,000 *House ☒ *unit ☐ Suburb Mornington

Period - From May 2018 to April 2019 Source Core Logic

Comparable property sales (*Delete A or B below as applicable)

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
1 16 Boormanii Drive Mornington	\$790,000	29/01/19
2 15 Swallows Close Mornington	\$810,000	08/04/19
3 14 Hyperno Way Mount Martha	\$760,000	17/05/19

OR

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