

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 10 Galway Street Seaford VIC 3198

Indicative selling price

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

range between \$660,000 & \$710,000

Median sale price

Median price \$663,857 *House ☒ *Unit ☐ Suburb Seaford
Period - From Nov 2016 to Oct 2017 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
1 8 Peterson Street Seaford VIC 3198	\$710,000	26-Aug-17
2 1 Schmidt Court Seaford VIC 3198	\$730,000	05-Oct-17
3 28 Downs Road Seaford VIC 3198	\$710,000	02-Nov-17



OBrien Real Estate