

RT Edgar

STATEMENT OF INFORMATION

14th December 2018

Property offered for sale

12 Sunrise Close Ocean Grove 3226

Indicative selling price

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

Range between \$895,000 and \$950,000

Median sale price

Median Price \$685,000 Suburb or locality Ocean Grove Property Type House

Period From July 2018 to Sept 2018 Source REIV

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Bellarine estate agents and Brock Grainger consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
8 Halibut Avenue Ocean Grove 3226	\$970,000	18/01/2018
31 Emperor Drive, Ocean Grove 3226	\$945,000	06/04/2018
127 Ocean Throughway, Ocean Grove 3226	\$925,000	14/01/2018