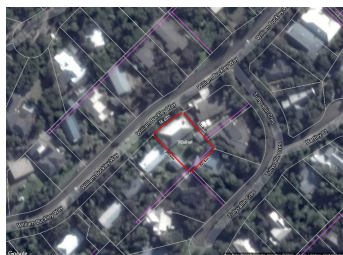


## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**7 WILLIAM BUCKLEY WAY, SORRENTO,**

4 1 1

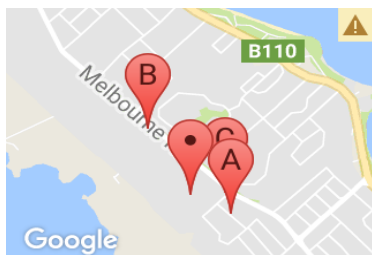
**Indicative Selling Price**

For the meaning of this price see [consumer.vic.au/underquoting](http://consumer.vic.au/underquoting)

**Single Price: \$990,000**

Provided by: Mark Prentice, Prentice Real Estate Rye

## MEDIAN SALE PRICE



**SORRENTO, VIC, 3943**

**Suburb Median Sale Price (House)**

**\$1,210,000**

01 January 2017 to 31 December 2017

Provided by: pricefinder

## COMPARABLE PROPERTIES

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.



**16 HAVEN AVE, SORRENTO, VIC 3943**

4 2 4

**Sale Price**

**Price Withheld**

Sale Date: 28/10/2017

Distance from Property: 295m



**699 MELBOURNE RD, SORRENTO, VIC 3943**

4 3 2

**Sale Price**

**\$930,000**

Sale Date: 13/08/2017

Distance from Property: 548m



**635 MELBOURNE RD, SORRENTO, VIC 3943**

3 2 2

**Sale Price**

**\$900,000**

Sale Date: 03/03/2017

Distance from Property: 228m



This report has been compiled on 02/01/2018 by Prentice Real Estate Rye. Property Data Solutions Pty Ltd 2018 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

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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  
Including suburb and  
postcode

7 WILLIAM BUCKLEY WAY, SORRENTO, VIC 3943

Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price:

\$990,000

Median sale price

Median price

\$1,210,000

House

X

Unit


Suburb

SORRENTO

Period

01 January 2017 to 31 December 2017

Source



Comparable property sales

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
16 HAVEN AVE, SORRENTO, VIC 3943	Price Withheld	28/10/2017
699 MELBOURNE RD, SORRENTO, VIC 3943	\$930,000	13/08/2017
635 MELBOURNE RD, SORRENTO, VIC 3943	\$900,000	03/03/2017