

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb or  
locality and postcode

Lot 948 Bel Air Drive, Portarlington

### Indicative selling price

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

Single price

\$205,000

### Median sale price

Median price

\$485,000

\*House

X

Suburb  
or locality

Portarlington

Period - From

March 2016

to

April 2017

Source

PriceFinder (Domain)

### Comparable property sales

A\* These are the three properties sold within five kilometres of the property for sale in the last 18 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 Lot 413 Bermuda Drive, Portarlington, Victoria 3223	\$245,000	15/2/17
2 Lot 739 Smythe Street, Portarlington, Victoria 3223	\$183,000	27/12/16
3 Lot 740 Smythe Street, Portarlington, Victoria 3223	\$185,000	2/1/17