

RT Edgar

STATEMENT OF INFORMATION

26 October 2018

Property offered for sale

3167 Point Nepean Road, Sorrento Victoria 3943

Indicative selling price

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

Range
between \$1,550,000.00 & \$1,650,000.00

Median sale price

(Place 'x' in house or unit as applicable – delete this sentence)

Median price \$1,250,000.00 House ☒ Unit ☐ Suburb Sorrento Victoria 3943

Period - From March 2017 to February 2018 Source CoreLogic RP Data

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Portsea estate agent and Patricia Ellis-Jones consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 4 Holyrood Avenue, Sorrento, Victoria, 3943	\$1,520,000.00	18 Feb-2018
2 3 Tuckey Street, Sorrento, Victoria, 3943	\$1,525,000.00	04-Dec- 2017
3 28 Bowen Road, Sorrento, Victoria, 3943	\$1,600,000.00	18-Oct-2017