

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

9 SAMUEL EVANS COURT SEABROOK VIC 3028

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$815,000

&

\$825,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$764,888

Property type

House

Suburb

Seabrook

Period-from

01 Mar 2024

to

28 Feb 2025

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

7 STAPLES WAY SEABROOK VIC 3028	\$800,000	16-Oct-24

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 05 March 2025



7 STAPLES WAY SEABROOK VIC
3028

Sold Price **\$800,000** Sold Date **16-Oct-24**

Distance **0.09km**

 4  2  2

RS = Recent sale UN = Undisclosed Sale

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