



GreatOceanRoad

REALESTATE

Statement of Information

Prepared on:

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

3 Amaroo Crescent Aireys Inlet VIC 3231

Indicative selling price

Single price

\$695,000

Median sale price

Median price

\$725,000

*House

X

*Unit

Suburb
or locality

Aireys Inlet VIC 3231

Period - From

1 July 2016

to

31 July 2017

Source

Realestate.com.au

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. 5 Amaroo Crescent Aireys Inlet	\$637,000	July 2017
2. 4 Haydn Court Aireys Inlet	\$725,000	February 2017
3. 12 Berthon Street Aireys Inlet	\$735,000	May 2017