

RT Edgar

STATEMENT OF INFORMATION

2nd April 2019

Property offered for sale

11 Doolin Close, Grovedale 3216

Indicative selling price

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

Range between \$485,000 and \$530,000

Median sale price

Median Price \$505000 Suburb or locality Grovedale Property Type House

Period From 27/09/2017 to 25/03/2019 Source REA

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar 1/50 Hitchcock Avenue, Barwon Heads 3227 estate agents and Andy Ingham consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
27 Michael Court, Grovedale	\$530,000	22/03/2019
15 Kana Street, Grovedale	\$495,000	15/03/2019
34 Dublin Drive, Grovedale	\$510,000	05/03/2019