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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

13 Outlook Drive Cowes VIC 3922

3 1 2

Indicative Selling Price

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

Single Price \$398,000

Median Sale Price

\$508,000 Houses in Cowes between 01 Jun 2018 - 31 May 2019

Source: CoreLogic

Comparable Property Sales

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.



2 Ti Tree Drive Cowes VIC 3922

Sold Price

\$360,000

Sold Date

14-Feb-19

2 1 -

Distance

0.9km



31 Pine Avenue Cowes VIC 3922

Sold Price

\$415,000

Sold Date

26-Mar-19

3 1 1

Distance

1.05km



22 McKenzie Road Cowes VIC 3922

Sold Price

\$401,000

Sold Date

28-Mar-19

3 1 1

Distance

2.22km

RS = Recent sale

UN = Undisclosed Sale

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