

# RT Edgar

## STATEMENT OF INFORMATION

16 April 2018

### Property offered for sale

51 Beauna Vista Drive Rye, VIC 3941

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price: \$640,000

### Median sale price

Median price	\$610,000	House	x	Unit	Suburb	RYE
Period - From	July	to	August 2017	Source	RP Data Core Logic	

### 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 RYE estate agent and Cameron Gulliford consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 21 Sussex Road, Rye 3941	\$651,000	27/02/2018
2 38 Marshall Street, Rye 3941	\$654,000	08/03/2018
3 6 Kareela Drive, Tootgarook 3941	\$625,000	16/03/2018