Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode

23 PIERVIEW DRIVE CURLEWIS VIC 3222	23 PIERVIEW	DRIVE	CURL	EWIS	VIC	3222
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Indicative selling price

Period-from

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

Single Price		or rang betwee	5 5700000	&	\$750,000
Median sale price (*Delete house or unit as ap	plicable)				
Median Price	\$640,000	Property type	House	Suburb	Curlewis

31 May 2022

Source

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

01 Jun 2021

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.

to

Address of comparable property	Price	Date of sale
12 NORTHSUN ROAD CURLEWIS VIC 3222	750000	06-Apr-22
13 APPLEBY STREET CURLEWIS VIC 3222	730000	05-May-22
36 BROMPTON AVENUE CURLEWIS VIC 3222	755000	28-Apr-22

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 09 June 2022

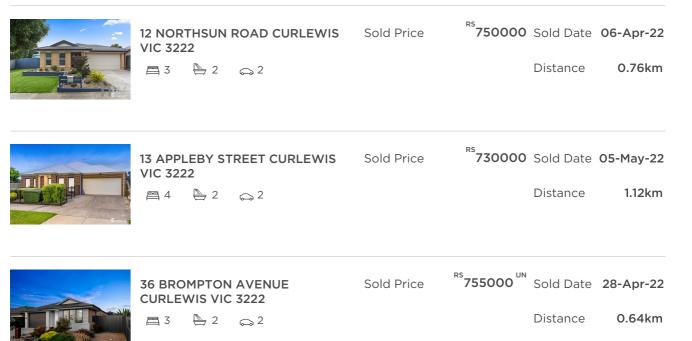


Corelogic

consumer.vic.gov.au



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RS = Recent sale UN = Undisclosed Sale

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