

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 16 Gull Way, Narre Warren South, VIC 3805

Indicative selling price

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

Price Range

\$680,000

&

\$735,000

Median sale price

Median price

\$780,000

Property Type

House

Suburb

Narre Warren South (3805)

Period - From

19/05/2021

to

19/05/2022

Source

reiv

Comparable property sales

A These are the three properties sold within two kilometres of the property for sale in the last six 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
21 LOCHARD TERRACE, NARRE WARREN SOUTH VIC 3805	\$695,000	10/05/2022
21 JAMES BATHE WAY, NARRE WARREN SOUTH VIC 3805	\$725,000	27/03/2022
31 AMBERLY PARK DRIVE, NARRE WARREN SOUTH VIC 3805	\$705,000	10/05/2022

This Statement of Information was prepared on: 19/05/2022