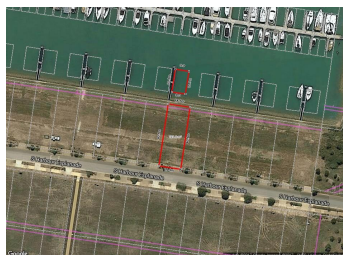


STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



29 SOUTH HARBOUR ESPLANADE,

-
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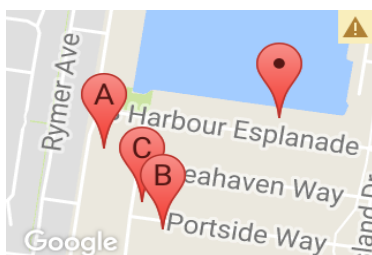
Indicative Selling Price

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

Price Range:

Provided by: Jules Alexander, eview Group Southern Peninsula

MEDIAN SALE PRICE



SAFETY BEACH, VIC, 3936

Suburb Median Sale Price (House)

\$700,000

01 July 2016 to 30 June 2017

Provided by: **pricefinder**

COMPARABLE PROPERTIES

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.



138 CLIPPER QY, SAFETY BEACH, VIC 3936

4
 3
 2

Sale Price

\$860,000

Sale Date: 23/03/2017

Distance from Property: 290m



6 PORTSIDE WAY, SAFETY BEACH, VIC 3936

3
 2
 2

Sale Price

\$692,500

Sale Date: 28/03/2017

Distance from Property: 273m



25 OCEANIC DR, SAFETY BEACH, VIC 3936

3
 2
 1

Sale Price

\$660,000

Sale Date: 02/04/2017

Distance from Property: 267m



This report has been compiled on 13/09/2017 by eview Group Southern Peninsula. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

29 SOUTH HARBOUR ESPLANADE, SAFETY BEACH, VIC 3936

Indicative selling price

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

Price Range:

Median sale price

Median price

\$700,000

House

X

Unit


Suburb

SAFETY BEACH

Period

01 July 2016 to 30 June 2017

Source



Comparable property sales

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
138 CLIPPER QY, SAFETY BEACH, VIC 3936	\$860,000	23/03/2017
6 PORTSIDE WAY, SAFETY BEACH, VIC 3936	\$692,500	28/03/2017
25 OCEANIC DR, SAFETY BEACH, VIC 3936	\$660,000	02/04/2017