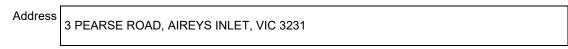
## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

#### Section 47AF of the Estate Agents Act 1980

### Property offered for sale



#### Indicative selling price

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

Price \$1,300,000

### Median sale price

Median price	\$1,544,000		Property type	House	\$	Suburb	Aireys Inlet
Period - From	1.3.2020	to	30.3.2021	Source	www.realesta	ate.com	au

#### 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.

Α	ddress of comparable property	Price	Date of sale	
1	11 PEARSE ROAD, AIREYS INLET	\$1,100,000	23.4.2021	
2	15 PEARSE ROAD, AIREYS INLET	\$1,680,000	5.3.2021	
3	33 BEACH ROAD, AIREYS INLET	\$2,540,000	21.3.2021	

This Statement of Information was prepared on: 10.	0.5.2021
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