



Warlimont & Nutt

PENINSULA REAL ESTATE
SINCE 1952

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 543 Nepean Highway, Mount Martha

Indicative selling price

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

Single price \$ - or range between \$875,000 and \$895,000

Median sale price

Median price \$	1,045,000	Suburb	Mount Martha, VIC
Property Type	House	Source	CoreLogic Professional
Time period from	June 2017 to June 2018		

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
1) 547 Nepean Highway, Mount Martha	\$785,000	13 / 05 / 2018
2) 6a Norman Road, Mount Martha	\$985,000	18 / 11 / 2017
3) 33 Helena Street, Mount Martha	\$992,000	09 / 05 / 2018