

RT Edgar

STATEMENT OF INFORMATION

27 December 2017

Property offered for sale

163 The Avenue, Ocean Grove VIC 3226

Indicative selling price

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

Range
between \$1,200,000 & \$1,320,000

Median sale price

(Place 'x' in house or unit as applicable – delete this sentence)

Median price	\$615,000	House	X	Unit	Suburb or locality	Ocean Grove
Period - From	July 2017	to	Sept 2017	Source	REIV	

Comparable property sales

B. RT Edgar (Bellarine) estate agent and (Brock Grainger) reasonably believe that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.