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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

7 Sheila Street Rye VIC 3941

3 1 1

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$680,000 & \$720,000

### Median Sale Price

\$695,000 Houses in Rye between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**18 Sheila Street Rye VIC 3941**

Sold Price

**\$755,000**

Sold Date

**30-Jul-18**

3 2 2

Distance

**0.19km**



**49 Waratah Street Rye VIC 3941**

Sold Price

**\$750,000**

Sold Date

**10-Jan-19**

3 2 1

Distance

**0.32km**



**41 Government Road Rye VIC 3941**

Sold Price

**\$680,000**

Sold Date

**18-Feb-19**

3 1 1

Distance

**0.39km**

RS = Recent sale

UN = Undisclosed Sale

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