

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Coupers Realty Pty Ltd  
Fingal VIC 3939

### Property offered for sale

Address  
Including suburb or locality and postcode

23 Arthurs View, Moonah Links, Fingal Vic 3939

### Indicative selling price

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

Price Range \$2,350,000 to \$2,450,000

### Median sale price - House

Median price 4  
bedroom house

\$1,915,000

Suburb  
or  
locality

Fingal, Vic 3939

Period - From

to February 22

Source

Realestate.com.au

### Comparable House sales at Moonah Links 2021-2022.

11 Old Tom Morris Lane sold 2021 \$2,400,000

24 Turnberry Grove sold 2022 \$2,550,000

COUPERS REALTY PTY LTD  
MOONAH LINKS,  
FINGAL VICTORIA 3939

18/02/2022