

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

19 PORTSIDE WAY SAFETY BEACH VIC 3936

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$1,150,000

&

\$1,250,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,220,000

Property type

House

Suburb

Safety Beach

Period-from

01 Mar 2023

to

29 Feb 2024

Source

Corelogic

### Comparable property sales (\*Delete A or B below as applicable)

**A\*** These are the three properties sold within two 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:

Address of comparable property

Price

Date of sale

16 SEAHAVEN WAY SAFETY BEACH VIC 3936	\$1,200,000	27-Feb-24

OR

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

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Jarrold Eastwood  
P 03 5987 1999  
M 0403 983 310  
E jeastwood@hockingstuart.com.au



16 SEAHAVEN WAY SAFETY  
BEACH VIC 3936

 3  2  2

Sold Price <sup>RS</sup> \$1,200,000 Sold Date 27-Feb-24

Distance 0.04km

RS = Recent sale UN = Undisclosed Sale

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