

we sell great ocean properties

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



MEDIAN SALE PRICE



TORQUAY, VIC, 3228

Suburb Median Sale Price (House)

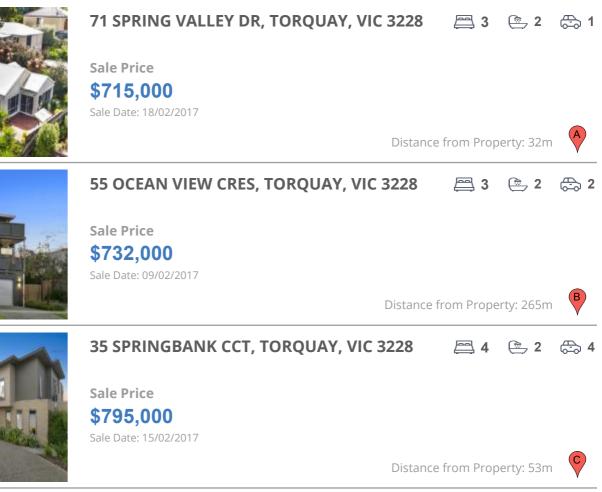
\$720,000

01 January 2017 to 31 December 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



This report has been compiled on 17/01/2018 by Great Ocean Properties Anglesea. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode 41 SPRINGBANK CIRCUIT, TORQUAY, VIC 3228

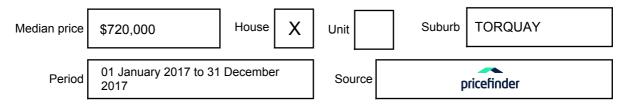
Indicative selling price

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

Price Range:

\$749,000 to \$779,000

Median sale price



Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
71 SPRING VALLEY DR, TORQUAY, VIC 3228	\$715,000	18/02/2017
55 OCEAN VIEW CRES, TORQUAY, VIC 3228	\$732,000	09/02/2017
35 SPRINGBANK CCT, TORQUAY, VIC 3228	\$795,000	15/02/2017