

# Statement of Information

Single residential property located outside the Melbourne metropolitan area

## Property offered for sale

Address  
Including suburb or  
locality and postcode

10 Beaver Street, Ocean Grove

## Indicative selling price

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

Single price \$\* or range between \$1,600,000 & \$1,700,00

## Median sale price

Median price \$1,175,000 Property type Residential house Suburb Ocean Grove

Period - From JAN 2022 to DEC 2022 Source Realestate.com.au

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

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable units were sold within five kilometres of the unit for sale in the last 18 months.

This Statement of Information was prepared on: 3/01/2023