

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

122 Oakdene Boulevard Ocean Grove VIC 3226

Indicative selling price

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

Single price

\$*

or range between

\$

&

\$

Median sale price

Median price

\$805,000

Property type

LAND

Suburb

OCEAN GROVE

Period - From

Oct 20

to

April 21

Source

Realestate.com.au

Comparable property sales

A* 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
1. Lot 261 Shorebreak Way Ocean Grove	\$374,900	19.10.2020
2. 93 Shorebreak Way Ocean Grove	\$388,900	29.10.2020
3. 99 Shorebreak Way Ocean Grove	\$394,000	11.11.2020

This Statement of Information was prepared on: 21st of April 2021