

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

150 Beacon Point Road, Clifton Springs

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 \$600,000 & \$650,000

Median sale price

Median price \$700,000

Property type

Residential house

Suburb

Clifton Springs

Period - From June 2021

to

June 2022

Source

Realestate.com.au

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

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.

1.	114 Kewarra Drive, Clifton Springs	\$626,888	31 May 2022
2.	4 Parrakoola Drive, Clifton Springs	\$645,000	27 Apr 2022
3.	5 Ningana Court, Clifton Springs	\$615,000	24 Mar 2022

This Statement of Information was prepared on: 07/06/2022