

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 or
locality and postcode

2/22 Mallaluka Avenue, 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

\$1,600,000

&

\$1,750,000

Median sale price

(*Delete house or unit as applicable)

Median price

670,000

*House

X

*Unit

Suburb
or locality

Ocean Grove

Period - From

16/08/2017

to

17/08//2018

Source

Pricefinder

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