
STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode **14 Ocean Street Rosebud 3939**

Indicative selling price

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

range between

\$550,000

&

\$600,000

Median sale price

Median price

\$563,500

*House

X

Suburb

Rosebud

Period - From

Nov 2017

to

Mar 2018

Source

rpdata.com

Comparable property sales

A* These are the three properties sold within two kilometres of the property for sale in the last six 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
29 Ocean Street, Rosebud 3939	\$535,000	27/1/18
132 Rosebud Parade, Rosebud 3939	\$557,600	2/12/17
91 Rosebud Parade, Rosebud 3939	\$571,000	2/12/17

Property data source: [Corelogic RP Data](#). Created on 13th Mar 2018