

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

5 Domain Circuit Beaconsfield VIC 3807

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

\$930,000

&

\$980,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$850,500

Property type

House

Suburb

Beaconsfield

Period-from

01 Dec 2020

to

30 Nov 2021

Source

Corelogic

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

A* These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

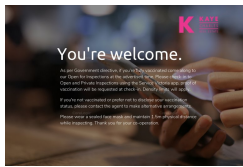
Date of sale

39 Fieldstone Boulevard Beaconsfield VIC 3807	\$935,000	24-Nov-21
54 Sanctuary Way Beaconsfield VIC 3807	\$955,000	27-Oct-21
12 Castle Court Beaconsfield VIC 3807	\$958,000	15-Nov-21

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 08 December 2021



**39 Fieldstone Boulevard
 Beaconsfield VIC 3807**

 3  2  2

Sold Price

^{RS} **\$935,000**

Sold Date **24-Nov-21**

Distance **0.4km**



**54 Sanctuary Way Beaconsfield VIC
 3807**

 4  2  2

Sold Price

^{RS} **\$955,000**

Sold Date **27-Oct-21**

Distance **0.49km**



**12 Castle Court Beaconsfield VIC
 3807**

 4  2  2

Sold Price

^{RS} **\$958,000**

Sold Date **15-Nov-21**

Distance **0.53km**



**24 Scenic Drive Beaconsfield VIC
 3807**

 4  2  2

Sold Price

\$873,000

Sold Date **23-Jun-21**

Distance **0.19km**



**5 Harbour Street Beaconsfield VIC
 3807**

 4  2  2

Sold Price

^{RS} **\$995,600**

Sold Date **20-Oct-21**

Distance **0.39km**



**8 Castle Court Beaconsfield VIC
 3807**

 4  2  2

Sold Price

\$902,000

Sold Date **22-Sep-21**

Distance **0.5km**

RS = Recent sale

UN = Undisclosed Sale

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20 Amelia Close Beaconsfield VIC 3807

Sold Price

^{RS}

\$870,000

Sold Date

25-Oct-21



4



2



2

Distance

0.55km

RS = Recent sale

UN = Undisclosed Sale

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