

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 and
postcode 7 EVENGLOW COURT, SMITHS BEACH, VIC 3922

Indicative selling price

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

Single Price: \$599,000

Median sale price

Median price \$450,000 House ☒ Unit ☐ Suburb SMITHS BEACH
Period 01 January 2017 to 31 December 2017 Source 

Comparable property sales

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
145 BACK BEACH RD, SMITHS BEACH, VIC 3922	\$520,000	29/03/2017
6 BARRY ST, SUNDERLAND BAY, VIC 3922	\$500,000	10/04/2017
12 EVENGLOW CRT, SMITHS BEACH, VIC 3922	\$555,000	21/02/2017