



Sam Crowder

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STATEMENT OF INFORMATION

Prepared on 05 Sep 2018

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

10 Fairway Drive Rye VIC 3941

2 1 2

Indicative Selling Price

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

Range between \$590,000 & \$630,000

Median Sale Price

\$695,000 Houses in Rye between Sep 2017 - Aug 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



25 Fairway Drive Rye VIC 3941

Sold Price

\$695,000

Sold Date

03-Mar-18

3 2 1

Distance

0.16km



73 Flinders Street Rye VIC 3941

Sold Price

\$788,000

Sold Date

21-Apr-18

2 2 1

Distance

0.27km



101 Melbourne Road Rye VIC 3941

Sold Price

\$595,000

Sold Date

15-Apr-18

3 1 1

Distance

0.72km

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39 Doe Street Rye VIC 3941

Sold Price

\$652,500

Sold Date

21-Apr-18



3



1



2

Distance

0.78km

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