

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

2 Justine Court, Spring Gully VIC 3550

Indicative selling price

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

Range Between \$565,000 & \$585,000

Median sale price

Median Price

\$372,500

Property
Type

House

Suburb

Spring Gully

Period - From

Jun 2019

to

May 2020

Source

Corelogic

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

1	6 Sunset Blvd, Spring Gully VIC 3550	\$567,000	12/09/2019
2	1 Jamie Crt, Spring Gully VIC 3550	\$573,000	10/03/2020
3	11 Benjamin Crt, Spring Gully VIC 3550	\$585,000	07/07/2020

This statement of Information was prepared on:

11/09/2020