

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

15 BOORMANII DRIVE MORNINGTON VIC 3931

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

\$980,000

&

\$1,078,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,100,000

Property type

House

Suburb

Mornington

Period-from

01 May 2021

to

30 Apr 2022

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

8 TYNHAM COURT MORNINGTON VIC 3931	\$1,180,000	12-Feb-22
91 WENSLEYDALE DRIVE MORNINGTON VIC 3931	\$1,320,000	15-Feb-22
7 COLEBROOK COURT MORNINGTON VIC 3931	\$1,100,000	04-Mar-22

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: 03 May 2022



**8 TYNHAM COURT MORNINGTON
VIC 3931**

 4  2  2

Sold Price

\$1,180,000

Sold Date

12-Feb-22

Distance

0.22km



**91 WENSLEYDALE DRIVE
MORNINGTON VIC 3931**

 4  2  2

Sold Price

\$1,320,000

Sold Date

15-Feb-22

Distance

-



**7 COLEBROOK COURT
MORNINGTON VIC 3931**

 4  2  2

Sold Price

\$1,100,000

Sold Date

04-Mar-22

Distance

-



**5 LONGWOOD DRIVE
MORNINGTON VIC 3931**

 4  2  2

Sold Price

Sold Date

13-Dec-21

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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