

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

52 Seagull Drive, Loch Sport 3851

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$399,000

Median sale price

Median price

\$230,000

*House

☒

Suburb

Loch Sport

Period - From

01/01/2020

to

31/12/2020

Source

REIV

Comparable property sales

A* 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
1.51 – 53 Seagull Drive, Loch Sport 3851	\$390,000	20/02/2021
2.20 Le Grande Court, Loch Sport 3851	\$385,000	28/04/2021
3.47 Fisher Parade, Loch Sport 3851	\$410,000	12/02/2021

This Statement of Information was prepared on: 28th April 2021