

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

9 Kerri Court Sunbury VIC 3429

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

\$895,000

&

\$955,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$630,000

Property type

House

Suburb

Sunbury

Period-from

01 Nov 2020

to

31 Oct 2021

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

7 Kerri Court Sunbury VIC 3429	\$937,000	09-Apr-21
2 Renton Court Sunbury VIC 3429	\$960,000	19-Oct-21
3 Blind Creek Boulevard Sunbury VIC 3429	\$890,000	15-Oct-21

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: 11 November 2021


7 Kerri Court Sunbury VIC 3429

Sold Price

\$937,000

Sold Date

09-Apr-21


4



3



4

Distance

0.03km

2 Renton Court Sunbury VIC 3429

Sold Price

^{RS}
\$960,000

Sold Date

19-Oct-21


4



3



2

Distance

0.26km

3 Blind Creek Boulevard Sunbury VIC 3429

Sold Price

^{RS}
\$890,000

Sold Date

15-Oct-21


4



2



2

Distance

0.16km
RS = Recent sale

UN = Undisclosed Sale

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