



## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

754 Melbourne Road Sorrento VIC 3943

3 1 -

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$900,000 & \$990,000

### Median Sale Price

\$1,360,000 Houses in Sorrento between 01 Jul 2018 - 30 Jun 2019

Source: CoreLogic

### Comparable Property Sales

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.



**13 High Street Sorrento VIC 3943**

Sold Price <sup>RS</sup> **\$1,122,500**

Sold Date **26-Jan-19**

3 1 2

Distance **0.2km**



**12 Webster Street Sorrento VIC 3943**

Sold Price **\$920,000**

Sold Date **24-Jan-19**

2 1 2

Distance **0.27km**



**5 Wilby Street Sorrento VIC 3943**

Sold Price <sup>RS</sup> **\$880,000**

Sold Date **01-Apr-19**

3 1 2

Distance **1.11km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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