

Statement of Information

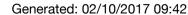
Single residential property located outside the Melbourne metropolitan area

	Section 47AF of the Estate Agents Act 198									
Property offer	ed for s	sale								
Address Including suburb or locality andpostcode		200 Bones Road, Bells Beach Vic 3228								
Indicative sell	ing pric	е								
For the meaning	of this p	orice see c	consum	ner.vic.gov.	au/unde	rquoting				
Single pric	e \$4,500	0,000								
Median sale p	rice									
Median price		ŀ	House		Unit		Subi	urb or locality	Be	lls Beach
Period - From		t	to			Source	REI	V		
Comparable p	roperty	sales (*	Delete	A or B b	elow as	s applica	ble)			
eightee	n month:							operty for sale onsiders to be		he last- st comparable
Address of comparable property								Price		Date of sale
1										
2										
3										
OR										

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

Account - Hayden Torquay | P: 03 52612101 | F: 03 5261 4422















Rooms:

Property Type: Mixed

Farming/Grazing (without structural

improvements)

Land Size: 338273 sqm approx

Agent Comments

Indicative Selling Price \$4,500,000

Comparable Properties

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Generated: 02/10/2017 09:42