

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address

8 Halibut Avenue Ocean Grove

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

\$900,000

&

\$990,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$587,000

*House

X

*Unit

Suburb
or locality

Ocean Grove

Period - From

01/08/16

to

07/08/17

Source

RP Data

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 13 Rainbow Court Ocean Grove	\$1045,000	30/12/16
2 79 Ocean Throughway Ocean Grove	\$941,000	04/08/17
3 14 Chaudenay Mews Ocean Grove	\$1022,500	23/06/17