

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

19/27 Brunnings Road Carrum Downs VIC 3201

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

\$399,000

&

\$429,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$423,500

Property type

Land

Suburb

Carrum Downs

Period-from

01 Oct 2018

to

30 Sep 2019

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

| | | |
|---|-----------|-----------|
| 6/27 Brunnings Road Carrum Downs VIC 3201 | \$400,000 | 14-Jun-19 |
| | | |
| | | |

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: 15 October 2019

**6/27 Brunnings Road Carrum
Downs VIC 3201** 2  1  1

Sold Price

\$400,000

Sold Date

14-Jun-19

Distance

0.07km**RS** = Recent sale**UN** = Undisclosed Sale

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