

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

8 Jabiru Close, Ocean Grove

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$1,650,000

or range between \$

&

\$

Median sale price

Median price \$967,500

Property type

Residential House

Suburb

Ocean Grove

Period - From

February
2024

to

January
2025

Source

Realestate.com.au

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
11 Sandpiper Crt, Ocean Grove	\$1,575,000	27/02/2024
51A Powell St, Ocean Grove	\$1,720,000	08/01/2025
5 Kurrajong Crt, Ocean Grove	\$1,850,000	29/10/2024

This Statement of Information was prepared on: 19/02/2025