

RT Edgar

STATEMENT OF INFORMATION

20 March 2018

Property offered for sale

2/53 The Terrace, Ocean Grove VIC 3226

Indicative selling price

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

Range
between

\$1,100,000

&

\$1,200,000

Median sale price

Median price	\$639,000	House	X	Unit	Suburb or locality	Ocean Grove
Period - From	October 2017	to	December 2017	Source	REIV	

Comparable property sales

A. These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Bellarine estate agent and Teresa Blick consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 1/151 The Terrace, Ocean Grove	\$1,235,000	20/11/2017
2 40B The Terrace, Ocean Grove	\$1,195,000	14/09/2017
3 1/89 Dare Street, Ocean Grove	\$1,300,000	16/10/2017