

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

2/20 John Street Koo Wee Rup Vic 3981

Indicative Selling Price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Range Between

\$385,000.00

&

\$385,000.00

Median Sale Price

Median price

\$0.00

Property Type

Suburb

Period-from

to

Source

Comparable Property Sales

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
1/331 Rossiter Road Koo Wee Rup Vic 3981	\$398,000.00	04-Feb-2020
1/27 Henry Street Koo Wee Rup Vic 3981	\$420,000.00	17-Mar-2020
1/2 William Street Koo Wee Rup Vic 3981	\$410,000.00	20-Feb-2020

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 six months.~~

This Statement of Information was prepared on: 30-Jun-2020