

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

42 Endeavour Drive Ocean Grove Victoria 3226

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 \$580,000 & \$630,000

Median sale price

Median price \$707,000 Property type House Suburb Ocean Grove

Period - From March 2019 to March 2020 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
1. 67 Bonnyvale Road Ocean Grove	\$588,000	24.09.19
2. 5 Tudor Court Ocean Grove	\$630,000	21.09.19
3. 36 Tareeda Way Ocean Grove	\$605,000	08.11.19

This Statement of Information was prepared on: 16th April 2020