

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 9 Zara Court, Officer, VIC 3809

Indicative selling price

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

Price Range

\$495,000

&

\$525,000

Median sale price

Median price

\$696,500

Property Type

Townhouse

Suburb

Officer (3809)

Period - From

01/04/2022

to

31/03/2023

Source

pricefinder

Comparable property sales

A These are the three properties sold within two kilometres of the property for sale in the last six 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
14 LOFTY COURT, OFFICER VIC 3809	\$500,000	22/05/2023
15 TOPAL DRIVE, OFFICER VIC 3809	\$500,000	27/04/2023
58 TOPAL DRIVE, OFFICER VIC 3809	\$496,000	20/03/2023

This Statement of Information was prepared on: 15/06/2023