

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

231-235 Jetty Road, Drysdale, VIC 3222

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

or range between

\$1,590,000

&

\$1,690,000

### Median sale price

Median price

\$ 765,000

Property type

House

Suburb

DRYSDALE

Period - From

16/08/2021

to

16/02/2022

Source

price\_finder

### Comparable property sales

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.

	Address of comparable property	Price	Date of sale
1	62-72 RESERVE RD, DRYSDALE 3222	\$1,600,000	15/11/2021
2	164-168 WYNDHAM ST, DRYSDALE 3222	\$1,600,000	15/11/2021
3	55-59 BUCCLEUGH ST, DRYSDALE 3222	\$1,650,000	02/11/2021

This Statement of Information was prepared on:

16/02/2022

