

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

8 Portside Way Safety Beach VIC 3936

Indicative selling price

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

	range between	\$780,000	&	\$830,000
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Median sale price

(*Delete house or unit as applicable)

Median Price	\$785,000	Property type	House	Suburb	Safety Beach
Period-from	01 Sep 2018	to	31 Aug 2019	Source	Corelogic

Comparable property sales (*Delete A or B below as applicable)

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
13 Portside Way Safety Beach VIC 3936	\$810,000	28-May-19
15 Somerset Place Safety Beach VIC 3936	\$820,000	26-May-19
15 Patterson Street Safety Beach VIC 3936	\$810,000	31-Jul-19

This Statement of Information was prepared on: 17 September 2019

SHORELINE

REAL ESTATE

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13 Portside Way Safety Beach VIC 3936

Sold Price

\$810,000

Sold Date

28-May-19



4



2



2

Distance

0.05km



15 Somerset Place Safety Beach VIC 3936

Sold Price

\$820,000

Sold Date

26-May-19



3



2



2

Distance

0.33km



15 Patterson Street Safety Beach VIC 3936

Sold Price

^{RS}**\$810,000**

Sold Date

31-Jul-19



3



2



2

Distance

0.65km

RS = Recent sale

UN = Undisclosed Sale

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