

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 1/2B MARINE AVENUE, MORNINGTON, 3931

Indicative selling price

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

Single price \$600,000

Median sale price

Median price \$584,000

Property type UNIT

Suburb MORNINGTON

Period - From 1/4/2020

to

30/6/2020

Source REIV

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 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
12/25 BARKLY STREET, MORNINGTON	\$630,000	1/2/2020
1/6 TASMA LANE, MORNINGTON	\$607,029	23/03/2020
3/14 JOHNS ROAD, MORNINGTON	\$552,000	15/4/2020

This Statement of Information was prepared on: 24/07/2020