

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Coupers Realty Pty Ltd
Fingal VIC 3939

Property offered for sale

Address
Including suburb or
locality and postcode

18 Noel Street Rye, 3941

Indicative selling price

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

Price range \$1,995,000

Median sale price - House

(*Delete house or unit as applicable)

Median price \$927,000

House

Suburb
or locality Rye, Vic 3941

Period - From June 2024 to May 2025

Source Realestate.com.au

Comparable property sales.

B* 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 6 months.

This Statement of Information was prepared on: 17 June 2025

COUPERS REALTY
MOONAH LINKS, FINGAL VICTORIA 3939

17/06/2025