HAYDEN

Statement of Information

Single residential property located outside the Melbourne metropolitan area

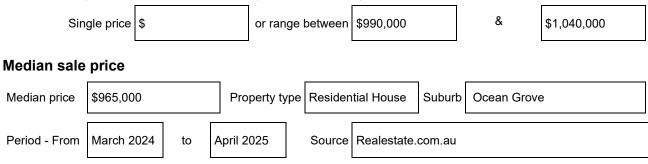
Property offered for sale

Address locality and postcode

Including suburb or 81 Sunset Strip, Ocean Grove

Indicative selling price

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



Comparable property sales

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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
46 Halibut Ave, Ocean Grove	\$1,200,000	11/02/2024
125 Aldebaran Rd, Ocean Grove	\$1,160,000	13/07/2024
58 Endeavour Dr, Ocean Grove	\$1,145,000	15/08/2024

This Statement of Information was prepared on: 14/04/2025

