

Statement of Information

Single residential property located outside the Melbourne metropolitan areas

Property offered for sale

Address
Including suburb or locality and postcode

Lot 5, 33-27 Balcombe Street, Corinella 3984

Indicative selling price

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

Single price \$*330,000 or range between \$* & \$

Median sale price

(*Delete house or unit as applicable)

Median price \$425,000 *House *Unit Suburb or locality Corinella

Period - From Dec 2017 to March 2018 Source Realestate.com.au

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

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
1 9 French Island Close Corinella	\$350,000	31 Jan 2018
2 57 Moorings Place Corinella	\$405,000	13 Oct 2017
3 5 French Island Close Corinella	\$310,000	12 Sept 2018

