

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 69 Eighth Avenue, ROSEBUD 3939

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$670,000 - \$735,000**

### Median sale price

Median **House** for **ROSEBUD** for period **Jun 2018 - May 2019**  
Sourced from **Corelogic**.

**\$599,000**

### Comparable property sales

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 the most comparable to the property for sale.

**5A Potton Avenue,**  
Rosebud 3939

**Price \$685,000** Sold 16  
April 2019

**5 Potton Avenue,**  
Rosebud 3939

**Price \$685,000** Sold 29 July  
2019

**69 Spray Street,**  
Rosebud 3939

**Price \$620,000** Sold 01 June  
2019

This Statement of Information was prepared on 16th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Corelogic.

House



3 beds



3 baths



1 parking

### Raine & Horne Rosebud

1013 Point Nepean Road,  
Rosebud VIC 3939

### Contact agents



**Shane Pope**  
Raine and Horne

0400 335 589  
[shane.pope@mornington.nh.com.au](mailto:shane.pope@mornington.nh.com.au)



**Mike Beaver**  
Raine and Horne

0413 528 961  
[mike.beaver@mornington.nh.com.au](mailto:mike.beaver@mornington.nh.com.au)

**Raine&Horne.**