



34 Sunglow Crescent, Golden Beach 3851

STATEMENT OF INFORMATION

Internet advertising for single residential property located within or outside the Melbourne Metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Indicative selling price

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

Range between &

Median Land sale price

Median price | House Suburb or locality

Period - From to Source

Comparable property sales

A These are the three properties sold within *five kilometres of the property for sale in the last *6 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
3 Thirty-second Street, Paradise Beach 3851	\$48,000	04/12/2017
26 Bluewater Avenue, Golden Beach 3851	\$45,000	12/12/2017
3 Wave Cap Court Golden Beach 3851	\$45,000	20/09/2017
