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Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

7 Calypso Court, Golden Beach

Indicative selling price

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

Single price

\$275,000

Median sale price

Median price

\$254,000

Property type

House

Suburb

Golden Beach 3851

Period - From

30/9/2020

to

30/6/2020

Source

Landata

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
15-17 Fairway Ave, Golden Beach	\$295,000	8/5/2020
320 Shoreline Drive, Golden Beach	\$300,000	12/5/2020
9-11 Lakeline Road, Golden Beach	\$290,000	15/4/2020

This Statement of Information was prepared on:

30/7/2020
