

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode

6A Radley Street Mornington VIC 3931

Indicative selling price

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

Single Price or range between \$980,000 & \$1,070,000

Median sale price

(*Delete house or unit as applicable)

Median Price \$610,000 *House *Unit X Suburb Mornington

Period-from 01 Feb 2018 to 31 Jan 2019 Source Corelogic

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

A* 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
642A Esplanade Mornington VIC 3931	\$1,200,000	02-Jan-19
25 Carnoustie Grove Mornington VIC 3931	\$1,160,000	27-Oct-18
5A Radley Street Mornington VIC 3931	\$912,500	27-Oct-18

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.~~

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642A Esplanade Mornington VIC 3931

 3  2  2

Sold Price **\$1,200,000** Sold Date **02-Jan-19**

Distance **1.59km**

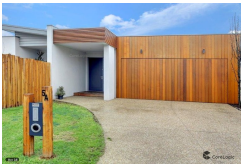


25 Carnoustie Grove Mornington VIC 3931

 3  2  2

Sold Price **\$1,160,000** Sold Date **27-Oct-18**

Distance **1.43km**



5A Radley Street Mornington VIC 3931

 3  2  2

Sold Price **\$912,500** Sold Date **27-Oct-18**

Distance **0.06km**

RS = Recent sale UN = Undisclosed Sale

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