

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

52 Field Street North Ocean Grove

Indicative selling price

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

or range between \$840,000 & \$890,000

Median sale price

Median price

\$972,600

Property type

Residential House

Suburb

Ocean Grove

Period - From

July 2025

to

June 2026

Source

Realestate.com.au

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

5 Crane Court Ocean Grove	\$865,000	03/06/2026
11 Sheoak Court Ocean Grove	\$845,000	06/05/2026
12 Lorikeet Close Ocean Grove	\$847,000	27/05/2026

This Statement of Information was prepared on: 09/07/2026