

# RT Edgar

## STATEMENT OF INFORMATION

### Property offered for sale

22 View Bella Road, Curlewis

### Indicative selling price

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

Single price \$ **OR** Range between \$ 560,000 & \$ 615,000

### Suburb house median sale price

Median price \$ 523,000 Property Type House Suburb Curlewis  
Period - From April 2019 to June 2019 Source REIV

### Comparable property sales

A. These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Bellarine estate agent and Chris Schumann consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 84 Coriyule Road, Curlewis	\$ 605,000	13/06/2019
2 6 Steamship Place, Curlewis	\$ 592,000	20/03/2019
3 22 Bonavista Way, Curlewis	\$ 583,000	28/01/2019

OR

B. RT Edgar Bellarine estate agent and Chris Schumann reasonably believe that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

**This Statement of Information was prepared on 29/10/2019**