

Getaway Phillip Island

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

24 Shoalhaven Road, Cowes, VIC 3922

INDICATIVE SELLING PRICE

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

Single Price \$699,000

MEDIAN SALE PRICE

Median price \$350,000 | House | Cowes (3922)

Period - From 1 April 2017 to 23 April 2018 | Source - RP Data

COMPARABLE PROPERTY SALES

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
8 KEMBLA ROAD, COWES VIC 3922	\$610,000	21/04/2018
11 CURLEW WAY, COWES VIC 3922	\$590,000	16/04/2018
3 BOARDWALK BOULEVARD, COWES VIC 3922	\$635,000	01/03/2018