



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

50 Myers Drive, Shoreham, VIC 3916

INDICATIVE SELLING PRICE

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

Single Price \$1,725,000

MEDIAN SALE PRICE

Median price \$1,815,000 | House | Shoreham (3916)

Period - From 19 June 2018 to 19 December 2018 | Source - REIV

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
13 NELSON STREET, SHOREHAM VIC 3916	\$2,250,000	22/01/2018
1 SALTYS LANE, FLINDERS VIC 3929	\$2,025,000	22/04/2018
40 VIEWBANK STREET, SHOREHAM VIC 3916	\$2,300,000	25/06/2018