

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 8 Bonnell Grove, Cranbourne East, VIC 3977

Indicative selling price

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

Price Range

\$570,000

&

\$620,000

Median sale price

Median price

\$596,125

Property Type

House

Suburb

Cranbourne East (3977)

Period - From

03/07/2020

to

20/08/2020

Source

CoreLogic

Comparable property sales

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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
105 LINEHAM DRIVE, CRANBOURNE EAST VIC 3977	\$635,000	03/07/2020
12 CADILLAC STREET, CRANBOURNE EAST VIC 3977	\$605,000	07/08/2020
6 THUNDERBOLT DRIVE, CRANBOURNE EAST VIC 3977	\$620,000	20/08/2020

This Statement of Information was prepared on: 01/10/2020

