

STATEMENT OF INFORMATION

39 AIREYS STREET, AIREYS INLET, VIC 3231

PREPARED BY MARTY MAHER LICENSED ESTATE AGENT 066757L



greatoceanproperties

we sell great ocean properties

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



39 AIREYS STREET, AIREYS INLET, VIC

4 1 2

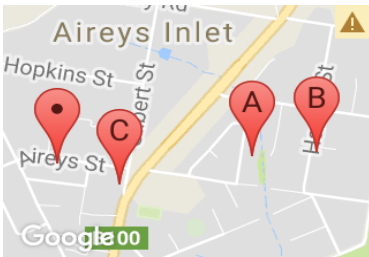
Indicative Selling Price

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

Price Range: \$725,000 to \$750,000

Provided by: Marty Maher Licensed Estate Agent 066757L, Great Ocean Properties Aireys

MEDIAN SALE PRICE



AIREYS INLET, VIC, 3231

Suburb Median Sale Price (House)

\$733,000

01 July 2016 to 30 June 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

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.



12 BERTHON ST, AIREYS INLET, VIC 3231

3 1 2

Sale Price

***\$735,000**

Sale Date: 06/05/2017

Distance from Property: 629m



12 HARTLEY ST, AIREYS INLET, VIC 3231

4 1 2

Sale Price

***\$740,000**

Sale Date: 03/05/2017

Distance from Property: 839m



1 GILBERT ST, AIREYS INLET, VIC 3231

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Sale Price

\$715,000

Sale Date: 28/12/2016

Distance from Property: 214m



This report has been compiled on 09/08/2017 by Great Ocean Properties Aireys Inlet. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

39 AIREYS STREET, AIREYS INLET, VIC 3231

Indicative selling price

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Price Range: \$725,000 to \$750,000

Median sale price

Median price

\$733,000

House

Unit

Suburb

AIREYS INLET

Period

01 July 2016 to 30 June 2017

Source

pricfinder

Comparable property sales

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
12 BERTHON ST, AIREYS INLET, VIC 3231	*\$735,000	06/05/2017
12 HARTLEY ST, AIREYS INLET, VIC 3231	*\$740,000	03/05/2017
1 GILBERT ST, AIREYS INLET, VIC 3231	\$715,000	28/12/2016