

Statement of Information

**Multiple residential properties located outside the Melbourne metropolitan area**

Sections 47AF of the *Estate Agents Act 1980*

**Unit offered for sale**

Address  
Including suburb or locality and postcode

62 The Parade, Ocean Grove Vic 3226
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**Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Unit type or class e.g. One bedroom units	Single price		Lower price	&	Higher price
Unit 1- 2 Bed		or range between	\$ 635,000		\$695,000
Unit 2- 4 Bed		or range between	\$725,000		\$795,000
Unit 3- 3 Bed		or range between	\$815,000		\$895,000
Unit 4- 4 Bed		or range between	\$855,000		\$935,000
		or range between			

Additional entries may be included or attached as required.

**Unit median sale price**

Median price  Suburb or locality

Period - From  To  Source

**The estate agent or agent’s representative reasonably believes that fewer than three comparable units were sold within five kilometres of the unit for sale in the last 18 months.**