



Statement of Information

Sections 47AF of the Estate Agents Act 1980

12 Shorebreak Way, OCEAN GROVE 3226

Indicative selling price

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

Range \$355,000 - \$385,000

Median sale price

Median **Vacant Land** for **OCEAN GROVE** for period **Oct 2018 - Dec 2018**
Sourced from **Pricefinder**.

\$356,400

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 the most comparable to the property for sale.

4 Boxwood Place,
Ocean Grove 3226

Price **\$378,500** Sold 28
February 2019

7 Duneview Drive,
Ocean Grove 3226

Price **\$356,000** Sold 12
February 2019

28 Mowbray Drive,
Ocean Grove 3226

Price **\$360,800** Sold 01
November 2018

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Ocean Grove Real Estate

22,
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Contact agents



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