STATEMENT OF INFORMATION

Prepared on 17 Sep 2018

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Section 47AF of the Estate Agents Act 1980

LAND Offered for Sale

21 Jelly Junction St Leonards VIC 3223

3 2 2

Indicative Selling Price

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

Single Price $695,000

Median Sale Price

$215,000 Lands in St leonards between 01 Sep 2017 - 31 Aug 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 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.



6 Pearl Bay Passage St Leonards VIC 3223

4 2 2

Sold Price **$700,000** Sold Date **06-May-17**

Distance **0.09km**



3 Pearl Bay Passage St Leonards VIC 3223

4 2 2

Sold Price Sold Date **08-Jun-17**

Distance **0.14km**



8 Anchor Court St Leonards VIC 3223

4 2 2

Sold Price **$730,000** Sold Date **23-Jan-18**

Distance **0.43km**

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