HAYDEN

• EST. 1928 •

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address Including suburb or locality and postcode	22-24 Heathwood Way, Ocean Grove

Indicative selling price

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

Single price		or range between	$595,000	&	$650,000

Median sale price

(*Delete house or unit as applicable)

Median price	$611,000	*House	X	*Unit		Suburb or locality	Ocean Grove
Period - From	Jan 2017	to	Dec 2017			Source	RP Data

Comparable property sales

A* 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
1 11 Montague Way, Ocean Grove	$705,000	14 Feb 2018
2 47 Daintree Way, Ocean Grove	$755,000	1 March 2018
3 6 Shelburn Way, Ocean Grove	$745,000	9 Feb 2018

CONSUMER AFFAIRS VICTORIA