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: 79 Madeley Street, 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: $690,000 | & $750,000

Median sale price

(*Delete house or unit as applicable)

Median price: $589,000 | *House: X | *Unit: | Suburb or locality: Ocean Grove

Period - From: 21/8/2016 | to: 21/8/2017 | Source: Realestate.com

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 61 Powell Street, Ocean Grove	$938,000	5 Aug 2017
2 105 Powell Street, Ocean Grove	$750,000	10 Aug 2017
3 129 Asbury Street, Ocean Grove	$675,000	19 May 2017

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