



Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address (including Suburb and postcode)

33 Bevnol Road, LANGWARRIN, 3910

Indicative selling price

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

Single Price

or range between

\$680,000

&

\$725,000

Median sale price

Median price

\$540,443

Property type

House

Suburb

LANGWARRIN, 3910

Period from

28/05/2017

to

05/06/2017

Source

realestate.com.au

Comparable property sale

These are the three properties sold within two kilometres of the property for sale in the last six 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

12 Huntingtower Crescent, LANGWARRIN, 3910 Victoria

\$740,000

26/02/2017

21 Heatherwood Grove, LANGWARRIN, 3910 Victoria

\$720,000

14/01/2017

9 Dunmore Close, LANGWARRIN, 3910 Victoria

\$705,000

28/01/2017