Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and postcode: 14 Banjo Circuit, Bonbeach

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 $740,000 | & $770,000

Median sale price

Median price $900,000 | Property type *Town house* | Suburb Bonbeach

Period - From 01 Mar 2020 | to 28 Feb 2021 | Source CoreLogic

Comparable property sales

A 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
1. 4 Banjo Circuit, Bonbeach	$811,000	09.03.2021
2. 44 Banjo Circuit, Bonbeach	$770,000	02.03.2021
3. 32 Banjo Circuit, Bonbeach	$791,600	29.01.2021

OR

This Statement of Information was prepared on: 22.03.2021