STATEMENT OF INFORMATION

Single residential property located outside Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

53 Colorado Drive, Corio, VIC 3214

Indicative selling price

Single Price or Range between

$320,000 - $350,000

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

Median sale price

Median Price	Property Type	Suburb
$355,000	House	CORIO
Period From	**Period To**	**Source**
13/06/2018	13/12/2019	Core Logic

Comparable property sales

These are the three properties sold within five kilometres of the property of the sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale



8 SHEPHERDSON AVENUE CORIO

3 1 6

Price $351,000
Date of Sale 05/12/2019
Land 537 sqm



11 BROWNING DRIVE CORIO

3 1 2

Price $300,000
Date of Sale 04/10/2019
Land 544 sqm



4 GOODALL COURT CORIO

3 1 2

Price $320,000
Date of Sale 28/08/2019
Land 625 sqm