Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	58 Normanby Street, East Geelong VIC 3219

Indicative selling price

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

Range between $700,000 & $770,000

Median sale price

Median price $770,000 Property Type House Suburb East Geelong

Period - From 25/08/2024 to 24/02/2025 Source core_logic

Comparable property sales (*Delete A or B below as applicable)

A* 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

Address of comparable property	Price	Date of sale
37 Loch Street East Geelong VIC 3219	$755,000	19/11/2024
41 McDonald Street East Geelong VIC 3219	$715,000	08/11/2024
12 Bendle Street East Geelong VIC 3219	$705,000	26/01/2025

This Statement of Information was prepared on: 25/02/2025