

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

12/110 BUNGOWER ROAD MORNINGTON VIC 3931

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

\$725,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$747,500

Property type

Unit

Suburb

Mornington

Period-from

01 Jan 2024

to

31 Dec 2024

Source

Corelogic

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

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

3/33-37 BALCOMBE STREET MORNINGTON VIC 3931	\$732,500	06-Jan-25

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 29 January 2025

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**3/33-37 BALCOMBE STREET
MORNINGTON VIC 3931** 3  1  1

Sold Price

^{RS}**\$732,500**

Sold Date

06-Jan-25

Distance

1.69km**RS** = Recent sale**UN** = Undisclosed Sale

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