



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



17 DRIFTWOOD DRIVE, COWES, VIC 3922

Indicative Selling Price

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

Single Price: \$495,000

MEDIAN SALE PRICE



COWES, VIC, 3922

Suburb Median Sale Price (House)

\$397,000

01 January 2017 to 31 December 2017

Provided by:

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



42 DRIFTWOOD DR, COWES, VIC 3922

Sale Price

***\$420,000**

Sale Date: 05/12/2017

Distance from Property: 186m



17 DAFYDD ST, COWES, VIC 3922

Sale Price

Price Withheld

Sale Date: 24/11/2017

Distance from Property: 270m



13 DRIFTWOOD DR, COWES, VIC 3922

Sale Price

\$410,000

Sale Date: 28/07/2017

Distance from Property: 46m

This report has been compiled on 02/01/2018 by First National Real Estate Phillip Island. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale


Address
Including suburb and
postcode 17 DRIFTWOOD DRIVE, COWES, VIC 3922

Indicative selling price

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

Single Price: \$495,000

Median sale price

Median price \$397,000 House Unit Suburb COWES
Period 01 January 2017 to 31 December 2017 Source 

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
42 DRIFTWOOD DR, COWES, VIC 3922	*\$420,000	05/12/2017
17 DAFYDD ST, COWES, VIC 3922	Price Withheld	24/11/2017
13 DRIFTWOOD DR, COWES, VIC 3922	\$410,000	28/07/2017