

Statement of Information

Single residential property

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and
postcode

2 ELLA-MAE COURT, RED CLIFFS VICTORIA 3496

Indicative selling price

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

Range
between

\$250,000

&

\$270,000

Median sale price

Median price

\$206,532

House



Suburb
or locality

Red Cliffs

Period - From

01/09/2016

to

25/09/2017

Source

<https://www.realestate.com.au/neighbourhoods/red%20cliffs-3496-vic>

Comparable property sales

These are the three properties sold within two 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
1 9 KURRAJONG ST, RED CLIFFS, VIC 3496	\$285,000	19/05/2017
2 21 ANNE COX DR, RED CLIFFS, VIC 3496	\$280,000	09/03/2017
3 8 CHAD CRT, RED CLIFFS, VIC 3496	\$290,000	12/09/2017