

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Coupers Realty Pty Ltd  
Fingal VIC 3939

### Property offered for sale

Address  
Including suburb or locality and postcode

3 The Whitton, Fingal Vic 3939

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price \$1,350,000

### Median sale price - House

(\*Delete house or unit as applicable)

Median price \$1,221,750

\*House

Suburb or locality Fingal, Vic 3939

Period - From Sept 2019 to Sept 2020

Source RealEstate.com.au

### Comparable property sales within similar location, quality, pool and size on Moonah Links, Fingal within the last six months.

2 Kingston Heath, Fingal 3939 Moonah Links sold by Coupers 2020 \$1,430,000

9 Arthurs View, Fingal 3939 Moonah Links sold by Coupers 2020 \$1,420,000

COUPERS REALTY PTY LTD  
MOONAH LINKS,  
FINGAL VICTORIA 3939

1/11/2020