LJ Hooker

Statement of Information

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

45 Seabrook Boulevard, Seabrook

Indicative selling price

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

Range between

$650,000	&	$680,000

Median sale price

Median price	$652,500	House	✓	Unit		Suburb	Seabrook
Period - From	Oct 2019	to	Sept 2020			Source	RP Data Core Logic

Comparable sales

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.

Comparable #1			
Address	5 Kempton Court, Seabrook		
Sale Price	$660,000	**Date of Sale**	19/11/2020
Comparable #2			
Address	67 Shane Avenue, Seabrook		
Sale Price	$650,000	**Date of Sale**	20/06/2020

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22 October 2020