

STATEMENT OF INFORMATION

7 Pearce Court, Gisborne Vic 3437

Indicative Selling Price: \$1,000,000 - \$1,100,000
for the meaning of this price see consumer.vic.gov.au/underquoting

Median Sale Price: \$776,250

Property Type: House

Suburb: Gisborne

Timeframe: 12 months

Source: RP Data



Address of Comparable Property Sales:	Price	Date of Sale
5 Harvard Court, Gisborne	\$1,160,000	December 18'
4 Mulgutherie Way, Gisborne	\$995,000	October 18'
46 Vancleve Crescent, Gisborne	\$1,100,000	May 18'

These are the three properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agents representative considers to be the most comparable to the property for sale.