## Statement of Information

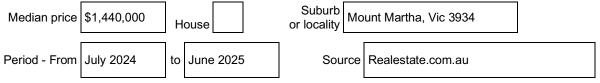
# Single residential property located outside the Melbourne metropolitan area

#### Sections 47AF of the Estate Agents Act 1980

Coupers Realty Pty Ltd Fingal VIC 3939	
Property offered fo	r sale
Address Including suburb or locality and postcode	6 Cornwall Crescent, Mount Martha, Vic 3934
Indicative selling price	
For the meaning of this price see consumer.vic.gov.au/underquoting	
Pric	e range \$1,595,000-\$1,695,000

### Median sale price - House

(\*Delete house or unit as applicable)



## Comparable property sales.

43 Glamorgan Crescent, Mount Martha \$1,650,000 8 Cornwall Crescent, Mount Martha \$1,705,000 114 Somerset Drive, Mount Martha \$1,570,000

This Statement of Information was prepared on: 7 July 2025

COUPERS REALTY PTY LTD MOONAH LINKS, FINGAL VICTORIA 3939

7/07/2025

