

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

30/110 BUNGOWER ROAD MORNINGTON VIC 3931

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$700,000

&

\$755,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$745,000

Property type

Unit

Suburb

Mornington

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

3/91 HERBERT STREET MORNINGTON VIC 3931	\$1,000,000	16-Jun-25
1/47 BELEURA HILL ROAD MORNINGTON VIC 3931	\$940,000	23-May-25
12/110 BUNGOWER ROAD MORNINGTON VIC 3931	\$725,000	08-Mar-25

OR

B* ~~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.~~

This Statement of Information was prepared on: 10 July 2025



**3/91 HERBERT STREET
MORNINGTON VIC 3931**

 3  2  2

Sold Price ^{RS} **\$1,000,000** Sold Date **16-Jun-25**

Distance **1.75km**



**1/47 BELEURA HILL ROAD
MORNINGTON VIC 3931**

 3  2  2

Sold Price ^{RS} **\$940,000** Sold Date **23-May-25**

Distance **1.68km**



**12/110 BUNGOWER ROAD
MORNINGTON VIC 3931**

 3  2  2

Sold Price **\$725,000** Sold Date **08-Mar-25**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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