

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 6/530 Glen Huntly Road, Elsternwick Vic 3185

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 \$510,000 & \$560,000

Median sale price

Median price \$818,000 Property type Unit Suburb Elsternwick
Period - From 01/10/2021 to 31/12/2021 Source REIV

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 six 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
1 10/231 Glen Huntly Rd ELSTERNWICK 3185	\$590,000	12/03/2022
2 7/19 Snowdon Av CAULFIELD 3162	\$520,250	10/02/2022
3 4/147 Sycamore St CAULFIELD SOUTH 3162	\$530,000	23/02/2022

This Statement of Information was prepared on: 31/03/2022