

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

3/67 Chesterville Road Highett VIC 3190

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

\$620,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$687,000

Property type

Unit

Suburb

Highett

Period-from

01 Feb 2020

to

31 Jan 2021

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

10/1-6 Chaprowe Court Cheltenham VIC 3192	\$624,000	24-Oct-20
3/34 Jean Street Cheltenham VIC 3192	\$650,000	13-Nov-20
3/1 Sunray Avenue Cheltenham VIC 3192	\$673,500	28-Nov-20

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.~~

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Greg Brydon

M 0431799938

E greg.brydon@obrienrealestate.com.au



10/1-6 Chaprowe Court Cheltenham VIC 3192

Sold Price

\$624,000 Sold Date **24-Oct-20**

 2  1  1

Distance **0.55km**



3/34 Jean Street Cheltenham VIC 3192

Sold Price

\$650,000 Sold Date **13-Nov-20**

 2  2  2

Distance **0.66km**



3/1 Sunray Avenue Cheltenham VIC 3192

Sold Price

\$673,500 Sold Date **28-Nov-20**

 2  1  1

Distance **0.82km**

RS = Recent sale

UN = Undisclosed Sale

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