

# 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

202/1 Major Street, Highett Vic 3190

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$520,000 & \$570,000

### Median sale price

Median price \$692,500 Property Type Unit Suburb Highett

Period - From 01/10/2024 to 31/12/2024 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	9/15 Major St HIGHETT 3190	\$560,000	31/01/2025
2	107/2a Major St HIGHETT 3190	\$525,000	22/01/2025
3	305/2a Major St HIGHETT 3190	\$567,500	24/12/2024

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 six months.~~

This Statement of Information was prepared on:

13/02/2025 15:33



2 2 1

Property Type: Apartment

Indicative Selling Price

\$520,000 - \$570,000

Median Unit Price

December quarter 2024: \$692,500

## Comparable Properties



9/15 Major St HIGHETT 3190 (REI)

Agent Comments

2 1 1

Price: \$560,000

Method: Private Sale

Date: 31/01/2025

Property Type: Apartment



107/2a Major St HIGHETT 3190 (REI)

Agent Comments

2 2 1

Price: \$525,000

Method: Private Sale

Date: 22/01/2025

Property Type: Apartment



305/2a Major St HIGHETT 3190 (REI)

Agent Comments

2 2 1

Price: \$567,500

Method: Private Sale

Date: 24/12/2024

Property Type: Apartment

Account - Jellis Craig | P: 03 9194 1200



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