

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 5 Delhi Street, Bentleigh VIC 3204

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$ or range between \$1,600,000 & \$1,750,000

Median sale price

Median price \$1,416,000 Property type House Suburb Bentleigh

Period - From 01/10/2019 to 31/12/2019 Source REIV

Comparable property sales

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
3 Wood Street, Bentleigh VIC 3204	\$1,880,000	14/03/2020
28 Gilbert Grove, Bentleigh VIC 3204	\$1,850,000	29/11/2019
26 Donaldson Street, Bentleigh VIC 3204	\$1,684,000	01/12/2019

This Statement of Information was prepared on: 24/03/2020