

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 8 Tennis Gve Caulfield North Vic 3161

Indicative selling price

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

Range between \$1,750,000 & \$1,900,000

Median sale price

Median price \$1,810,000 Property type House Suburb Caulfield North

Period - From 01/07/2020 to 30/09/2020 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 Orrong Cres CAULFIELD NORTH 3161	\$1,950,000	05/08/2020
12 Albert St CAULFIELD NORTH 3161	\$1,910,000	22/07/2020
28 Normanby Av CAULFIELD NORTH 3161	\$1,709,00	15/07/2020

This Statement of Information was prepared on: 21/10/2020