

# 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 1/184 Wickham Road, Highett VIC 3190

## Indicative selling price

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

Single price \$680,000

## Median sale price

Median price \$683,750 Property type Unit Suburb Highett

Period - From 01/04/2024 to 30/06/2024 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 |
|--|-----------|--------------|
| 1. 4/8 Thistle Grove, Highett VIC 3190     | \$725,500 | 24/08/2024   |
| 2. 10/6 Thistle Grove, Highett VIC 3190    | \$696,500 | 27/07/2024   |
| 3. 2/1116 Nepean Highway, Highett VIC 3190 | \$730,000 | 27/06/2024   |

**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: 17.10.2024