

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 14 Alfada Street, Caulfield South Vic 3162

Indicative selling price

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

Range between \$1,480,000 & \$1,600,000

Median sale price

Median price \$1,580,000 Property type House Suburb Caulfield South

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
26 Elizabeth St BRIGHTON EAST 3187	\$1,575,000	11/07/2020
9 Fuller St CAULFIELD SOUTH 3162	\$1,752,520	20/08/2020
25 Royal Pde CAULFIELD SOUTH 3162	\$1,511,250	05/05/2020

This Statement of Information was prepared on: 20/10/2020