

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 1/14 Quinns Rd BENTLEIGH EAST 3165 VIC

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price or range between \$590,000 & \$640,000

Median sale price

Median price \$1,259,000 Property type Unit Suburb BENTLEIGH EAST

Period - From 01/04/2021 to 01/09/2021 Source Property Data

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. 201/12-14 Quinns Rd BENTLEIGH EAST 3165 VIC	\$579,000	30/07/2021
2. 108/15 Vickery St BENTLEIGH 3204 VIC	\$650,000	09/07/2021
3. 102/669 Centre Road, Bentleigh East, Vic 3165	\$630,000	19/05/2021

This Statement of Information was prepared on: 27/09/2021