
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

2/22 Castles Road, Bentleigh VIC 3204

Indicative selling price

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

Single price \$ or range between \$1,000,000 & \$1,100,000

Median sale price

Median price \$838,000 *House *Unit X Suburb Bentleigh

Period - From 01/04/2018 to 30/06/2018 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
8a North Avenue BENTLEIGH 3204	\$999,000	07/04/2018
21a Hinkler Avenue BENTLEIGH EAST 3165	\$981,000	27/07/2018
1/2 Marriot Road BENTLEIGH 3204	\$1,135,000	30/06/2018