

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 2/202 Kooyong Road, Caulfield North VIC 3161

Indicative selling price

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

Single price or range between \$1,400,000 & \$1,540,000

Median sale price

Median price \$695,500 Property type Unit Suburb Caulfield North

Period - From 01/04/2022 to 30/06/2022 Source REIV

Comparable property sales

Address of comparable property	Price	Date of sale
2/47 Bambra Road, Caulfield North VIC 3161	\$1,465,000	09/07/2022
2/8 Ash Grove, Caulfield VIC 3162	\$1,441,000	27/03/2022

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: 04/08/2022