

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address

1/2-6 TATONG ROAD, BRIGHTON EAST VIC 3187

### Indicative selling price

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

Single price:

\$1,449,000

### Median sale price

Median price

\$927,499

Property type

UNIT

Suburb

BRIGHTON EAST VIC 3187

Period - From

01/02/2020

to

01/02/2021

Source

[www.realestate.com.au](http://www.realestate.com.au)

### Comparable property sales

A\* These are the details of the three units that the estate agent or agent's representative considers to be most comparable to the unit for sale. These units must be of the same type or class as the unit for sale, been sold within the last six months, and located within two kilometres of the unit for sale.

COMPARABLE PROPERTY ADDRESS	SALE DATE	SOLD PRICE
5 STONEHAVEN CRESCENT, HAMPTON EAST VIC 3188	29/01/2021	\$1,495,000
1C LORANNE STREET, BENTLEIGH VIC 3204	06/10/2020	\$1,550,000
14 TEDDINGTON ROAD, HAMPTON VIC 3188	14/11/2020	\$1,540,000

This Statement of Information was prepared on:

18/02/2021