

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
Including suburb and
postcode

13/13 LOGIE STREET OAKLEIGH VIC 3166

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

\$480,000

&

\$520,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$548,000

Property type

Unit

Suburb

Oakleigh

Period-from

01 Jan 2023

to

31 Dec 2023

Source

Corelogic

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 6 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

114/2 DALGETY STREET OAKLEIGH VIC 3166	\$530,000	17-Nov-23
7/79 ATHERTON ROAD OAKLEIGH VIC 3166	\$497,000	29-Jul-23
401/2 DALGETY STREET OAKLEIGH VIC 3166	\$525,000	02-Aug-23

OR

B* ~~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 6 months.~~

This Statement of Information was prepared on: 19 January 2024


114/2 DALGETY STREET OAKLEIGH VIC 3166
 2  1  1

Sold Price \$530,000 Sold Date 17-Nov-23
Distance 0.24km

7/79 ATHERTON ROAD OAKLEIGH VIC 3166
 2  1  1

Sold Price \$497,000 Sold Date 29-Jul-23
Distance 0.63km

401/2 DALGETY STREET OAKLEIGH VIC 3166
 2  1  1

Sold Price \$525,000 Sold Date 02-Aug-23
Distance 0.25km

RS = Recent sale

UN = Undisclosed Sale

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