

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

1/ 222 High St, Templestowe Lower, VIC 3107.

Indicative selling price

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

Range between

\$1,150,000

&

\$1.260,000

Median sale price

Median price

\$946,000

Property type

Unit

Suburb

Templestowe Lower

Period - From

01/01/2021

to

31/03/2021

Source

REIV

Comparable property sales

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 1/1 Eyre Court Templestowe Lower VIC 3107	\$1,239,000	21/03/2021
2 7/81 Glenair Court Templestowe Lower VIC 3107	\$1,200,000	14/04/2021
3 1/15 Monaco Street Doncaster VIC 3108	\$1,251,000	26/03/2021

This Statement of Information was prepared on:

23/04/2021