

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

3a Port Street, Highett Vic 3190

Indicative selling price

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

Range between \$890,000 & \$950,000

Median sale price

Median price \$735,000 Property Type Unit Suburb Highett

Period - From 16/03/2022 to 15/03/2023 Source REIV

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 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	3b Port St HIGHETT 3190	\$928,000	04/03/2023
2	11 Tintern Mews CHELTENHAM 3192	\$910,000	07/12/2022
3			

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 six months.

This Statement of Information was prepared on: 16/03/2023 09:49

3a Port Street, Highett Vic 3190

**Jellis
Craig**

Melina Scriva

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Indicative Selling Price

\$890,000 - \$950,000

Median Unit Price

16/03/2022 - 15/03/2023: \$735,000



 3  2  2

Property Type: Townhouse
(Single)

Agent Comments

Comparable Properties



3b Port St HIGHETT 3190 (REI)

Agent Comments

 3  2  1

Price: \$928,000

Method: Auction Sale

Date: 04/03/2023

Property Type: Townhouse (Single)



11 Tintern Mews CHELTENHAM 3192 (REI)

Agent Comments

 3  1  2

Price: \$910,000

Method: Private Sale

Date: 07/12/2022

Property Type: Townhouse (Single)

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.

Account - Jellis Craig | P: 03 9194 1200



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