

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 3/3 Halstead Street, Caulfield North Vic 3161

Indicative selling price

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

Single price \$579,000

Median sale price

Median price \$667,000 Property type Unit Suburb Caulfield North

Period - From 29/07/2023 to 28/07/2024 Source REIV

Comparable property sales

Address of comparable property	Price	Date of sale
1. 7/540 Glen Huntly Rd ELSTERNWICK 3185	\$580,000	13/06/2024
2. 2/9 Wanda Rd CAULFIELD NORTH 3161	\$575,000	14/05/2024

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: 29/07/2024