

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 52 Teak Street CAULFIELD SOUTH 3162

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 \$1,500,000 & \$1,650,000

Median sale price

Median price \$1,630,000 Property type HOUSE Suburb CAULFIELD SOUTH

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
10a Ash Grove CAULFIELD 3162	\$1,575,000	08/05/2021
72 Filbert Street CAULFIELD SOUTH 3162	\$1,700,000	05/05/2021
25 Raynes Street CAULFIELD SOUTH 3162	\$1,635,000	01/05/2021

This Statement of Information was prepared on: 28/06/2021

Agent

Date

Vendor

Date

Vendor

Date