

Statement of Information

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	2/653 High Street Road Glen Waverley, 3150
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Indicative selling price

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

Range between	\$980,000 & \$1,060,000
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Median sale price

Median price	\$1,210,000	Property Type	NOT PROVIDED	Suburb	GLEN WAVERLEY
Period - From	22-Sep-2021	to	21-Sep-2022	Source	realestate.com.au

Comparable property sales

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	2/592 Blackburn Road, Glen Waverley, Vic 3150	\$950,000	03-Jun-2022
2	2/732 High Street Road, Glen Waverley, Vic 3150	\$1,154,500	20-Aug-2022
3	7B Hampton Court, Glen Waverley, Vic 3150	\$1,000,000	30-Apr-2022

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