

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

6/1080 Glen Huntly Road, Glen Huntly Vic 3163

Indicative selling price

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

Single price

\$329,000

Median sale price

Median price

\$683,250

Property Type

Unit

Suburb

Glen Huntly

Period - From

01/01/2022

to

31/03/2022

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	5/8 Rosedale Av GLEN HUNTLY 3163	\$340,000	28/02/2022
2	3/30 Royal Av GLEN HUNTLY 3163	\$339,000	24/11/2021
3	7/30 Royal Av GLEN HUNTLY 3163	\$339,000	24/11/2021

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:

23/05/2022 09:17

6/1080 Glen Huntly Road, Glen Huntly Vic 3163

**Jellis
Craig**

Andrew Panagopoulos

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Indicative Selling Price

\$329,000

Median Unit Price

March quarter 2022: \$683,250



1 1 1

Property Type: Apartment

Agent Comments

Comparable Properties



5/8 Rosedale Av GLEN HUNTLY 3163 (VG)

Agent Comments

1 - -

Price: \$340,000

Method: Sale

Date: 28/02/2022

Property Type: Strata Unit/Flat

3/30 Royal Av GLEN HUNTLY 3163 (VG)

Agent Comments

1 - -

Price: \$339,000

Method: Sale

Date: 24/11/2021

Property Type: Strata Unit/Flat



7/30 Royal Av GLEN HUNTLY 3163 (VG)

Agent Comments

1 - -

Price: \$339,000

Method: Sale

Date: 24/11/2021

Property Type: Strata Unit/Flat

Account - Jellis Craig | P: 03 9593 4500



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