

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 8/386 Dandenong road Caulfield North 3161

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 \$720,000 & \$790,000

Median sale price

Median price \$886,700 Property type Unit Suburb Caulfield North

Period - From 09/09/2018 to 08/09/2019 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
1 2/6 Nottage Street ST KILDA EAST 3183	\$760,000	01/09/2019
2 2/374 Dandenong Road CAULFIELD NORTH 3161	\$755,000	06/09/2019
3 1/20 Carlisle Avenue BALACLAVA 3183	\$780,000	07/09/2019

This Statement of Information was prepared on: Monday 9th September 2019