

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 103/1044 Glenhuntly Road, Caulfield South, Vic 3162

Indicative selling price

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

Single price - [] or range between \$550,000 & \$590,000

Median sale price

Median price \$1,230,000 Property type Apartment Suburb Caulfield South

Period - From 01/10/2021 to 31/12/2021 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
1/888 Glen Huntly Rd, CAULFIELD SOUTH	\$635,000	24/03/2022
209/21 Belsize Av, CARNEGIE	\$555,000	04/03/2022
201/688 Inkerman Rd, CAULFIELD NORTH	\$572,000	26/03/2022

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: 19/04/2022