

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 15/310 Warrigal Road, Cheltenham Vic 3192

Indicative selling price

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

Single price \$589,000

Median sale price

Median price \$755,000 Property type Unit Suburb Cheltenham

Period - From 04/12/2023 to 03/12/2024 Source REIV

Comparable property sales

Address of comparable property	Price	Date of sale
1. 5/374 Warrigal Rd CHELTENHAM 3192	\$585,000	19/10/2024
2. 3/26 Warren Rd CHELTENHAM 3192	\$580,000	12/10/2024

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: 04/12/2024