

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 5/670 Inkerman Road, Caulfield North

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 \$460,000 & \$500,000

Median sale price

Median price \$629,000 Property type Apartment Suburb Caulfield North

Period - From 01/01/2024 to 31/03/2024 Source REIV

Comparable property sales (*Delete A or B below as applicable)

Address of comparable property	Price	Date of sale
6/2b Kincross Ave, Caulfield NORTH Vic 3161	\$490,000	10/5/2024
6/4 Chomley St, Prahran Vic 3181	\$490,000	06/02/2024
12/350 Dandenong Rd, St Kilda East Vic 3183	\$475,000	12/03/2024

This Statement of Information was prepared on: 13/05/2024