

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 8/15 Moonya Road, Carnegie 3163

Indicative selling price

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

Single price \$699,000 or range between - & -

Median sale price

Median price \$655,000 Property type Unit Suburb Carnegie

Period - From 01/07/2022 to 30/09/2022 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	3/34 Ulupna Road, Ormond 3204	\$720,000	26/11/2022
2	1/13 Garden Ave, Glen Huntly 3163	\$719,000	26/08/2022
3	3/16 Emily St, Carnegie 3163	\$715,000	18/09/2022

This Statement of Information was prepared on: 29/11/2022