

Statement of Information

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	3/93 Truganini Road Carnegie, 3163
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Indicative selling price

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

Range between	\$590,000 & \$630,000
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Median sale price

Median price	\$615,000	Property Type	APARTMENT	Suburb	CARNEGIE
Period - From	31-Jul-2023	to	30-Jun-2024	Source	realestate.com.au

Comparable property sales

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	102/93 Truganini Road, Carnegie, VIC 3163	\$657,000	04-Jul-2024
2	402/1242 Glen Huntly Road, Carnegie, Vic 3163	\$610,000	29-Jun-2024
3	101/276 Neerim Road, Carnegie, Vic 3163	\$575,000	11-Jun-2024

This statement of information was prepared on 09-Sep-2024 at 10:53:56 AM AEST