
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

302/451 South Road, Bentleigh 3204

Indicative selling price

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

Single price \$ or range between \$530,000 & \$580,000

Median sale price

Median price \$850,000 Property type Apartment Suburb Bentleigh

Period - From 01/10/2020 to 31/12/2020 Source R.E.I.V

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
2/6 Dulcie Grove, Bentleigh 3204	\$527,000	14/01/2021
10/12 Gleniffer Avenue, Brighton East 3187	\$565,000	21/01/2021
1/17 Keiller Street, Hampton East 3188	\$593,500	17/11/2020

This Statement of Information was prepared on: 22/03/2021