

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

10/8 Walnut Street, Carnegie

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 \$ 250,000 & \$ 270,000

Median sale price

Median price \$677,500 Property type Unit Suburb Carnegie

Period - From 01/01/2020 to 31/03/2020 Source REIV

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 4/6 Tattenham Street, Caulfield East	\$ 275,500	26/03/2020
2 2/125 Grange Road, Glen Huntly	\$ 275,000	04/05/2020
3 1/59 Hobart Road, Murrumbeena	\$ 267,999	10/04/2020

This Statement of Information was prepared on: Monday 22nd June 2020 at 3.45pm