

# Statement of Information

Single residential property located outside the Melbourne metropolitan area

## Property offered for sale

Address  
Including suburb or  
locality and postcode

2/371 High St, Belmont

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$\*

or range between \$310,000

&

\$330,000

## Median sale price

Median price \$520,000

Property type Residential unit

Suburb Belmont

Period - From December 2022

to

December 2023

Source Realestate.com.au

## Comparable property sales

A\* These are the three properties sold within five kilometres of the property for sale in the last 18 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
1/7 Sanglen Terrace, Belmont	\$366,000	17/05/2023
8/371 High St, Belmont	\$335,000	09/03/2023
7/6 Hendricks Crt, Highton	\$337,000	20/04/2023

This Statement of Information was prepared on: 08/12/2023