

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

1/16 Grant Street, Oakleigh, VIC 3166

Indicative selling price

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

Single price \$1,040,000

or range between

&

Median sale price

Median price

\$ 650,000

Property type

Unit

Suburb

OAKLEIGH

Period - From

04/07/2021

to

04/07/2022

Source

core_logic

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property		Price	Date of sale
1	17/6 Willgilson Court Oakleigh Vic 3166	\$955,050	2022-06-19
2	2/1 Rae Street Chadstone Vic 3148	\$1,060,000	2022-05-14
3	2/38 Golf Links Avenue Oakleigh Vic 3166	\$1,075,000	2022-04-02

This Statement of Information was prepared on:

04/07/2022

