

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 217 Centre Road BENTLEIGH 3204

Indicative selling price

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

\$1,570,000 & \$1,720,000

Median sale price

Median price \$1,532,500 Property type HOUSE Suburb BENTLEIGH

Period - From 01/10/2020 to 31/12/2020 Source REIV

Comparable property sales

A* 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
14 Parklands Cr BRIGHTON EAST 3187	\$1,705,000	25/01/2021
4a Anstee Gr BENTLEIGH 3204	\$1,700,000	27/03/2021
10 Myrtle Street BENTLEIGH 3204	\$1,680,000	21/02/2021

This Statement of Information was prepared on: 07/04/2021