

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

4/347 High Street, Templestowe Lower

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

\$ 1,080,000

Median sale priceMedian price

\$985,000

Property type

TOWNHOUSE

Suburb

TEMPLES DTOWE LOWER

Period - From

APRIL 21

to

JUNE 21

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 6/365 High Street, Templestowe Lower	\$ 1,000,500	31/08/21
2 2/4 Rosemary Street, Templestowe Lower	\$ 1,055,000	18/06/21
3 2/1 Eyre Court, Templestowe Lower	\$ 1,160,000	26/06/21

This Statement of Information was prepared on:

5/10/21

Comparable properties



\$1,000,500

6/365 High Street, Templestowe, Victoria

DATE: 31/08/21

PROPERTY TYPE: TOWNHOUSE

 3  2
 2  sqm



\$1,055,000

2/4 Rosemary Street, Templestowe, Victoria

DATE: 18/06/21

PROPERTY TYPE: TOWNHOUSE

 4  3
 2  sqm



\$1,160,000

2/1 Eyre Court, Templestowe, Victoria

DATE: 26/06/21

PROPERTY TYPE: TOWNHOUSE

 4  3
 2  sqm x

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21 days on market



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