

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

72 Thompsons Road, Bulleen

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

\$ 1,145,000

Median sale priceMedian price

\$1,315,000

Property type

House

Suburb

Bulleen

Period - From

April 2022

to

June 2022

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
1 135 Thompsons Road, Bulleen	\$ 1,120,000	30/03/2022
2 108 Thompsons Road, Bulleen	\$ 1,160,000	26/03/2022
3 8 Hillside Road, Bulleen	\$ 1,240,000	13/04/2022

This Statement of Information was prepared on:

16/09/2022

Comparable properties



\$1,120,000

135 Thompsons Road, Bulleen, Victoria

DATE: 30/03/2022

PROPERTY TYPE: HOUSE

 3  2
 3  556 sqm



\$1,160,000

108 Thompsons Road, Bulleen, Victoria

DATE: 26/03/2022

PROPERTY TYPE: HOUSE

 3  1
 1  637 sqm



\$1,240,000

8 Hillside Road, Bulleen, Victoria

DATE: 13/04/2022

PROPERTY TYPE: HOUSE

 5  4
 4  604sqm x

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21 days on market



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