

# 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

1 George Street, Bentleigh East VIC 3165

## 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

\$1,600,000

&

\$1,650,000

## Median sale price

Median price

\$1,202,500

Property type

House

Suburb

Bentleigh East

Period - From

01/10/2019

to

31/12/2019

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

12 Brough Street, McKinnon VIC 3204	\$1,675,000	07/12/2019
54 Woornack Road, Carnegie VIC 3163	\$1,545,000	30/11/2019
6 Myrtle Street, Bentleigh VIC 3204	\$1,510,00	22/02/2020

This Statement of Information was prepared on:

04/02/2020