

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

Indicative selling price

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

Single price	or range between	\$ 5,700,000	&	\$ 6,200,000	
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Median sale price

Median price	\$1,689,500	Pro	roperty type House		Suburb	Caulfield North		
Period - From	01/10/2024	to	31/12/2024	1	Source	REIV		

Comparable property sales (*Delete A or B below as applicable)

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.

This Statement of Information was prepared on: 03/03/2025