

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

11/6 DALGETY STREET OAKLEIGH VIC 3166

Indicative selling price

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

Single Price

\$550,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$615,000

Property type

Unit

Suburb

Oakleigh

Period-from

01 Oct 2021

to

30 Sep 2022

Source

Corelogic

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 6 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

119/2 DALGETY STREET OAKLEIGH VIC 3166	\$600,000	03-May-22
502/6 DALGETY STREET OAKLEIGH VIC 3166	\$600,000	01-Jul-22
309/2 DALGETY STREET OAKLEIGH VIC 3166	\$589,000	18-Jul-22

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 24 October 2022



119/2 DALGETY STREET OAKLEIGH VIC 3166 Sold Price **\$600,000** Sold Date **03-May-22**

 2  2  1

Distance **0km**



502/6 DALGETY STREET OAKLEIGH VIC 3166

Sold Price

Sold Date **01-Jul-22**

 2  2  -

Distance **0km**



309/2 DALGETY STREET OAKLEIGH VIC 3166

Sold Price

\$589,000 Sold Date **18-Jul-22**

 2  -  -

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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