
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 21 Kinross Avenue, Caulfield North VIC 3161

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$ or range between \$1,800,000 & \$1,980,000

Median sale price

Median price \$1,810,000 *House ☒ *Unit ☐ Suburb Caulfield North

Period - From 01/01/2019 to 31/03/2019 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 considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
60 Almond Street, Caulfield South VIC 3162	\$1,987,000	07/04/2019
50 Almond Street, Caulfield South VIC 3162	\$1,960,000	17/03/2019
18 Norwood Road, Caulfield North VIC 3161	\$1,800,000	16/06/2019