

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 Tattenham Street, Caulfield East Vic 3145

Indicative selling price

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

Single price \$ or range between \$1,500,000 & \$1,650,000

Median sale price

Median price \$1,527,500 Property type House Suburb Caulfield East

Period - From 28/08/2021 to 27/08/2022 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
14 Hawson Avenue, Glen Huntly VIC 3163	\$1,850,000	10/06/2022
31 Turner Avenue, Glen Huntly VIC 3163	\$1,810,000	13/08/2022
18 Foch Street, Ormond VIC 3204	\$1,684,500	08/06/2022

This Statement of Information was prepared on: 29/08/2022