

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

103/303-305 Huntingdale Road, Chadstone VIC 3148

Indicative selling price

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

Single price \$480,000

Median sale price

Median price \$825,000

Property Type Unit

Suburb Chadstone

Period - From 30/07/2024

to 29/01/2025

Source core_logic

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

A* These are the three properties sold within five kilometres of the property of the sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
317/70 Batesford Road Chadstone VIC 3148	\$400,000	08/01/2025
105/21 Collins Street Chadstone VIC 3148	\$439,000	27/11/2024
233/70 Batesford Road Chadstone VIC 3148	\$435,000	21/11/2024

This Statement of Information was prepared on:

30/01/2025