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# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

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## Property offered for sale

Address  
Including suburb and  
postcode

5/2a Bates Street, Malvern East 3145

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$315,000

## Median sale price

Median price

\$697,500

Property type

Apartment

Suburb

Malvern East

Period - From

01/04/2021

to

30/06/2021

Source

R.E.I.V

## 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 or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
6/13 Tattenham Street, Caulfield East 3145	\$322,500	17/07/2021
308/951-955 Dandenong Road, Malvern East 3145	\$315,000	28/06/2021
6/113 Eskdale Road, Caulfield North 3161	\$330,000	24/06/2021

This Statement of Information was prepared on:

29/09/2021