

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 69 Millewa Avenue, Malvern East, VIC 3145

Indicative selling price

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

Single price or range between \$1,900,000 & \$2,000,000

Median sale price

Median price \$1,902,500 Property type House Suburb MALVERN EAST

Period - From 17/12/2020 to 15/06/2021 Source core_logic

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six 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
1	44 Bowen Street Malvern East Vic 3145	\$1,932,000	2021-04-09
2	56 Bowen Street Malvern East Vic 3145	\$2,080,000	2021-03-27
3	17 Oak Grove Malvern East Vic 3145	\$1,920,000	2020-12-19

This Statement of Information was prepared on: 15/06/2021

