

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

2/16 View Street, Highett Vic 3190

Indicative selling price

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

Range between \$1,000,000

&

\$1,100,000

Median sale price

Median price \$685,000

Property Type Unit

Suburb Highett

Period - From 01/01/2025

to

31/03/2025

Source REIV

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

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
1	5 Olympic Av CHELTENHAM 3192	\$1,140,000	17/05/2025
2	2/7 Alfred St HIGHETT 3190	\$1,095,000	30/04/2025
3	23a Worthing Rd HIGHETT 3190	\$1,038,000	29/04/2025

OR

~~**B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.~~

This Statement of Information was prepared on:

20/06/2025 15:03



3
 2
 2

Property Type: Townhouse
(Single)

Agent Comments

Indicative Selling Price

\$1,000,000 - \$1,100,000

Median Unit Price

March quarter 2025: \$685,000

Comparable Properties



5 Olympic Av CHELTENHAM 3192 (REI)

Agent Comments

3
 2
 1

Price: \$1,140,000

Method: Auction Sale

Date: 17/05/2025

Property Type: House (Res)



2/7 Alfred St HIGHETT 3190 (REI/VG)

Agent Comments

3
 2
 2

Price: \$1,095,000

Method: Private Sale

Date: 30/04/2025

Property Type: Townhouse (Single)



23a Worthing Rd HIGHETT 3190 (REI)

Agent Comments

3
 1
 1

Price: \$1,038,000

Method: Private Sale

Date: 29/04/2025

Property Type: House

Land Size: 288 sqm approx

Account - Jellis Craig | P: 03 9194 1200