

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

2/6 REID STREET OAKLEIGH SOUTH VIC 3167

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$625,000

&

\$675,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$799,000

Property type

Unit

Suburb

Oakleigh South

Period-from

01 May 2024

to

30 Apr 2025

Source

Corelogic

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 6 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

2/3 GOLF ROAD OAKLEIGH SOUTH VIC 3167	\$660,000	06-Feb-25
2/216 WARRIGAL ROAD OAKLEIGH SOUTH VIC 3167	\$719,000	07-Dec-24
5/33-35 GOLF LINKS AVENUE OAKLEIGH VIC 3166	\$710,000	05-Apr-25

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 6 months.~~

This Statement of Information was prepared on: 28 May 2025



2/3 GOLF ROAD OAKLEIGH SOUTH VIC 3167

Sold Price

\$660,000

Sold Date **06-Feb-25**

2 1 1

Distance **0.25km**



2/216 WARRIGAL ROAD OAKLEIGH SOUTH VIC 3167

Sold Price

\$719,000

Sold Date **07-Dec-24**

2 1 1

Distance **0.07km**



5/33-35 GOLF LINKS AVENUE OAKLEIGH VIC 3166

Sold Price

\$710,000

Sold Date **05-Apr-25**

2 1 1

Distance **0.54km**

RS = Recent sale

UN = Undisclosed Sale

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