

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

4/14 TURNER ROAD HIGHETT VIC 3190

Indicative selling price

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

Single Price

\$650,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$647,000

Property type

Unit

Suburb

Highett

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

7/6 THISTLE GROVE HIGHETT VIC 3190	\$660,000	26-Mar-25
4/30 CHESTERVILLE ROAD CHELTENHAM VIC 3192	\$660,000	07-Mar-25
7/145 PARK ROAD CHELTENHAM VIC 3192	\$650,000	07-Dec-24

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: 23 May 2025



7/6 THISTLE GROVE HIGHETT VIC 3190

Sold Price

\$660,000

Sold Date

26-Mar-25

2 1 1

Distance

0.66km



4/30 CHESTERVILLE ROAD CHELTENHAM VIC 3192

Sold Price

Sold Date

07-Mar-25

2 1 1

Distance

1.13km



7/145 PARK ROAD CHELTENHAM VIC 3192

Sold Price

\$650,000

Sold Date

07-Dec-24

2 1 1

Distance

1.5km

RS = Recent sale

UN = Undisclosed Sale

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