

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
 Including suburb and postcode

Indicative selling price

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

Single price

Median sale price

Median price *House *Unit Suburb

Period - From to Source

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 considers to be most comparable to the property for sale.

| Address of comparable property | Price | Date of sale |
|--|-------------|--------------|
| 24b Bealiba Road, Caulfield South VIC 3162 | \$1,680,000 | 21/03/2018 |
| 1/494 Kooyong Road, Caulfield South VIC 3162 | \$1,520,000 | 29/04/2018 |
| 1/11 Remuera Road, Caulfield South VIC 3162 | \$1,445,000 | 22/05/2018 |