Statement of Information

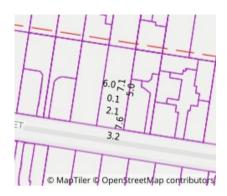
Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Proper	ty offered for	sale						
Address Including suburb and postcode			2/59 Alice Street, Clayton Vic 3168					
Indicat	ive selling pr	ice						
For the	meaning of this	price see co	onsumer.vic.gov.au	/underquoting				
Range between \$650,000			&	\$715,000				
Median sale price								
Media	an price \$735,0	000	Property Type Unit		Suburb	Clayton		
Period	I - From 01/10/	/2023 to	31/12/2023	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.							
Addre	ss of compara	ble property	y		Р	rice	Date of sale	
1								
2								
3								
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:					15/01/2024 16:28		









Indicative Selling Price \$650,000 - \$715,000 Median Unit Price December quarter 2023: \$735,000

Comparable Properties

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.

Account - Ray White Oakleigh | P: 03 9568 2000 | F: 03 9568 2222



