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 Marlowe Street, Canterbury Vic 3126

Indicative selling price

For the meaning	of this price see	con	sumer.vic.go	ov.au/	/underquot	ting		
Range betweer	\$2,900,000		&		\$3,100,000			
Median sale p	rice							
Median price	\$3,068,500	Pro	operty Type	Hou	se		Suburb	Canterbury
Period - From	01/07/2022	to	30/06/2023	;	So	urce	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 sixmonths 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		
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:

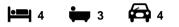
10/08/2023 14:01



2 Marlowe Street, Canterbury Vic 3126







Rooms: 7 Property Type: Agent Comments Campbell Ward 03 9810 5070 0402 124 939 campbellward@jelliscraig.com.au

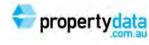
Indicative Selling Price \$2,900,000 - \$3,100,000 Median House Price Year ending June 2023: \$3,068,500

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 - Jellis Craig | P: 03 9810 5000 | F: 03 9819 2511





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