

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

201/15 Major Street, Highett Vic 3190

Indicative selling price

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

Range between \$650,000 & \$690,000

Median sale price

Median price \$828,500 Property Type Unit Suburb Highett

Period - 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.

	Address of comparable property	Price	Date of sale
1	235/226 Bay Rd SANDRINGHAM 3191	\$710,000	13/02/2024
2	204/9B Remington Dr HIGHETT 3190	\$655,000	02/10/2023
3	112/15 Major St HIGHETT 3190	\$645,000	17/11/2023

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:

28/02/2024 14:48



2 2 2

Property Type: Apartment
Agent Comments

Indicative Selling Price
\$650,000 - \$690,000
Median Unit Price
December quarter 2023: \$828,500

Comparable Properties



235/226 Bay Rd SANDRINGHAM 3191 (REI)

Agent Comments

2 2 1

Price: \$710,000
Method: Private Sale
Date: 13/02/2024
Property Type: Apartment



204/9B Remington Dr HIGHETT 3190 (REI/VG)

Agent Comments

2 2 1

Price: \$655,000
Method: Private Sale
Date: 02/10/2023
Property Type: Apartment
Land Size: 80 sqm approx



112/15 Major St HIGHETT 3190 (REI/VG)

Agent Comments

2 2 1

Price: \$645,000
Method: Private Sale
Date: 17/11/2023
Property Type: Apartment

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