# 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

205/241 Glen Huntly Road, Elsternwick Vic 3185

## Indicative selling price

Single price \$1,595,000

#### Median sale price

Median price	\$615,000	Pro	perty Type Uni	t	Suburb	Elsternwick
Period - From	01/01/2024	to	31/03/2024	Sour	rce 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**<sup>\*</sup> 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:

11/06/2024 16:37









Property Type: Apartment Agent Comments Indicative Selling Price \$1,595,000 Median Unit Price March quarter 2024: \$615,000

# **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 - Pitard Group | P: 03 9067 5855





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