

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 27a Briggs Street, Caulfield VIC 3162

Indicative selling price

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

Range between \$1,750,000 & \$1,925,000

Median sale price

Median price \$1,965,500 Property type House Suburb Caulfield

Period - From 19/02/2023 to 18/02/2024 Source REIV

Comparable property sales

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. 671 Inkerman Road, Caulfield North VIC 3161	\$1,880,000	15/10/2023
2. 15b Pearce Street, Caulfield South VIC 3162	\$1,850,000	30/11/2023
3. 5a Curraweena Road, Caulfield South VIC 3162	\$1,830,000	12/11/2023

This Statement of Information was prepared on: 19/02/2024