

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

305 / 3 CHESTERVILLE ROAD, CHELTENHAM VIC 3192

Indicative selling price

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

Single Price:

\$499,000

Median sale price

Median price

\$586,000

Property type

Unit

Suburb

CHELTENHAM VIC 3192

Period - From

29/09/2019

to

29/09/2020

Source

www.realestate.com.au

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. 611/1228 Nepean Highway, Cheltenham Vic 3192	\$500,000	22/09/2020
2. 205/15 Maude Street, Cheltenham Vic 3192	\$510,000	05/06/2020
3. 112/11-19 Hall Street, Cheltenham Vic 3192	\$520,000	10/07/2020

This Statement of Information was prepared on:

06/11/2020