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	66 Haldane Street, Beaumaris VIC 3193

Indicative selling price

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

Range between $1,725,000 & $1,825,000

Median sale price

Median price $2,104,500 Property Type House Suburb Beaumaris

Period - From 20/07/2025 to 19/01/2026 Source Cotality™

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
78 Haldane Street Beaumaris VIC 3193	$1,745,000	25/10/2025
78 Pellatt Street Beaumaris VIC 3193	$1,850,000	11/10/2025
60 Scott Street Beaumaris VIC 3193	$1,837,000	28/07/2025

This Statement of Information was prepared on: 20/01/2026