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	29 Bevis Street, Bentleigh East Vic 3165

Indicative selling price

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

Range between $1,200,000 & $1,250,000

Median sale price

Median price $1,280,000 Property Type Unit Suburb Bentleigh East

Period - From 01/04/2026 to 30/06/2026 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	2/19 Vine Ct BENTLEIGH EAST 3165	$1,390,000	21/02/2026
2	29a Buckingham Av BENTLEIGH 3204	$1,325,000	14/02/2026
3			

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: 22/07/2026 15:12



Property Type:
Agent Comments

Indicative Selling Price
$1,200,000 - $1,250,000
Median Unit Price
June quarter 2026: $1,280,000

Comparable Properties

2/19 Vine Ct BENTLEIGH EAST 3165 (REI)

3 2 2

Agent Comments

Price: $1,390,000
Method:
Date: 21/02/2026
Property Type: Townhouse (Single)

29a Buckingham Av BENTLEIGH 3204 (REI)

3 2 2

Agent Comments

Price: $1,325,000
Method:
Date: 14/02/2026
Property Type: Townhouse (Single)

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 - Buxton | P: 03 9563 9933

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