Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

1/14 Woodville Avenue Glen Huntly 3163

Indicative selling price

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

Single price $1,250,000 or range between &

Median sale price

Median price $710,000 Property type Unit Suburb Glen Huntly

Period - From 01/03/2024 to 30/06/2024 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
2/59 Saturn St Caulfield South 3162	$1,265,000	22/09/2024
2/21 Madden Av Carnegie 3163	$1,310,000	10/09/2024
3/20 Pearce Street Caulfield South 3162	$1,140,000	15/09/2024

This Statement of Information was prepared on: 01/10/2024