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	101/12 Camira Street, Malvern East, VIC 3145

Indicative selling price

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

Range between $660,000 & $690,000

Median sale price

Median price 620,000 Property Type Unit Suburb MALVERN EAST

Period - From 13/05/2024 to 12/11/2024 Source core_logic

Comparable property sales

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.

Address of comparable property	Price	Date of sale
1 118/41 Murrumbeena Road Murrumbeena Vic 3163	$600,000	2024-05-23
2 G08/6 Dalgety Street Oakleigh Vic 3166	$580,000	2024-07-16
3		

This Statement of Information was prepared on: 13/11/2024