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	4 Renown Street, Bentleigh VIC 3204

Indicative selling price

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

Single price $2,000,000

Median sale price

Median price $1,675,250 Property Type House Suburb Bentleigh

Period - From 12/03/2025 to 11/09/2025 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
39B Windsor Avenue Mckinnon	$1,995,000	01/05/2025
12B Leckie Street Bentleigh	$2,030,000	10/05/2025
25B Browns Road Bentleigh East	$2,055,000	14/06/2025

This Statement of Information was prepared on: 12/09/2025