

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 2a Beltane Avenue, Brighton East Vic 3187

Indicative selling price

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

Range between \$1,800,000 & \$1,980,000

Median sale price

Median price \$2,475,000 Property type House Suburb Brighton East

Period - From 01/01/2024 to 31/03/2024 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
33a Wright St BENTLEIGH 3204	\$1,875,000	06/04/2024
18b Feodore St CAULFIELD SOUTH 3162	\$1,912,500	27/03/2024
59 Scott St CAULFIELD SOUTH 3162	\$2,031,000	16/03/2024

This Statement of Information was prepared on: 14/05/2024