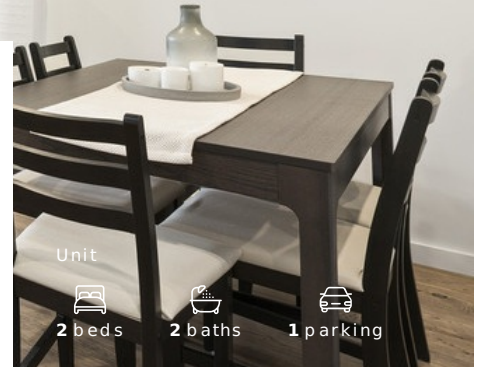


Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**107/22 Bent Street,
BENTLEIGH 3204**



Indicative selling price

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

Range \$550,000 - \$590,000

Median sale price

Median Unit for BENTLEIGH for period Jul 2019 - Sep 2019

Sourced from REIV.

\$871,000

Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

110/25 Nicholson Street,
Bentleigh 3204

Price **\$599,000** Sold 11
December 2019

113/22 Bent Street,
Bentleigh 3204

Price **\$578,000** Sold 19
December 2019

202/665 Centre Road,
Bentleigh 3204

Price **\$540,000** Sold 11 July
2019

This Statement of Information was prepared on 23rd Dec 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

Bekdon Richards Estate Agents

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