

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

17 Voumard Street Oakleigh South VIC 3167

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$950,000

&

\$1,045,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$800,000

Property type

Unit

Suburb

Oakleigh South

Period-from

01 Dec 2020

to

30 Nov 2021

Source

Corelogic

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 6 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

1/1251 North Road Oakleigh VIC 3166	\$952,001	02-Oct-21
3/5 Reid Street Oakleigh South VIC 3167	\$990,000	08-Sep-21
2/302 Warrigal Road Oakleigh South VIC 3167	\$965,000	18-Jun-21

OR

B* ~~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 6 months.~~

This Statement of Information was prepared on: 16 December 2021



1/1251 North Road Oakleigh VIC 3166

3 2 2

Sold Price

\$952,001

Sold Date

02-Oct-21

Distance

0.45km



3/5 Reid Street Oakleigh South VIC 3167

3 2 3

Sold Price

\$990,000

Sold Date

08-Sep-21

Distance

0.91km



2/302 Warrigal Road Oakleigh South VIC 3167

4 2 2

Sold Price

\$965,000

Sold Date

18-Jun-21

Distance

1.16km

VISUAL TOUR AVAILABLE - APPLY NOW!

RS = Recent sale

UN = Undisclosed Sale

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