

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

108/1142b Nepean Highway, Highett VIC 3190

Indicative selling price

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

Single price

\$450,000

Median sale price

Median price

\$662,500

Property Type

Unit

Suburb

Highett

Period - From

30/01/2025

to

29/07/2025

Source

core_logic

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
6/1161 Nepean Highway Highett VIC 3190	\$450,000	03/05/2025
10/250 Charman Road Cheltenham VIC 3192	\$500,000	05/04/2025
1/338 Bay Road Cheltenham VIC 3192	\$455,000	17/07/2025

This Statement of Information was prepared on:

30/07/2025