

# 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 2/910 Centre Road, Bentleigh East Vic 3165

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$975,000

### Median sale price

Median price \$1,275,000 Property Type Unit Suburb Bentleigh East  
Period - From 21/05/2025 to 20/05/2026 Source Property Data

### 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 agent's representative considers to be most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	1a Patricia St BENTLEIGH EAST 3165	\$990,000	27/04/2026
2	3/35 Golf Rd OAKLEIGH SOUTH 3167	\$990,000	28/03/2026
3	1/30 Delia St OAKLEIGH SOUTH 3167	\$980,000	27/01/2026

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 six months.~~

This Statement of Information was prepared on: 21/05/2026 14:15