

# 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

3/704-708 Main Road, Eltham Vic 3095

### Indicative selling price

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

Single price \$750,000

### Median sale price

Median price \$725,000

Property Type Unit

Suburb Eltham

Period - From 01/01/2021

to 31/03/2021

Source REIV

### 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		
2		
3		

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:

28/04/2021 14:43

3/704-708 Main Road, Eltham Vic 3095

Jarrold Tyler  
03 8841 2000  
0498 290 585  
jarrod.tyler@raywhite.com



**Property Type:** Townhouse (Res)

Agent Comments

**Indicative Selling Price**  
\$750,000  
**Median Unit Price**  
March quarter 2021: \$725,000

## Comparable Properties

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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.

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**Account** - Ray White Manningham | P: 8841 2000 | F: 03 8841 2099

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# 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

6/704-708 Main Road, Eltham Vic 3095

### Indicative selling price

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

Single price \$1,250,000

### Median sale price

Median price \$725,000

Property Type Unit

Suburb Eltham

Period - From 01/01/2021

to 31/03/2021

Source REIV

### 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		
2		
3		

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:

28/04/2021 14:53

6/704-708 Main Road, Eltham Vic 3095

Jarrold Tyler  
03 8841 2000  
0498 290 585  
jarrod.tyler@raywhite.com



**Property Type:** Townhouse

Agent Comments

**Indicative Selling Price**  
\$1,250,000  
**Median Unit Price**  
March quarter 2021: \$725,000

## Comparable Properties

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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.

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**Account** - Ray White Manningham | P: 8841 2000 | F: 03 8841 2099

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# 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 8/704-708 Main Road, Eltham Vic 3095

### Indicative selling price

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

Single price \$1,000,000

### Median sale price

Median price \$725,000

Property Type Unit

Suburb Eltham

Period - From 01/01/2021

to 31/03/2021

Source REIV

### 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		
2		
3		

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:

28/04/2021 14:40

8/704-708 Main Road, Eltham Vic 3095

Jarrold Tyler  
03 8841 2000  
0498 290 585  
jarrod.tyler@raywhite.com



**Property Type:** Townhouse

Agent Comments

**Indicative Selling Price**  
\$1,000,000  
**Median Unit Price**  
March quarter 2021: \$725,000

## Comparable Properties

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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.

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**Account** - Ray White Manningham | P: 8841 2000 | F: 03 8841 2099

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