

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

20/6 Willgilson Court Oakleigh VIC 3166

Indicative selling price

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

Single Price

\$920,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$585,800

Property type

Unit

Suburb

Oakleigh

Period-from

01 Jul 2020

to

30 Jun 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

2/48 Burlington Street Oakleigh VIC 3166	\$1,009,000	08-May-21
1/36 Darling Street Hughesdale VIC 3166	\$1,000,000	08-Mar-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: 10 July 2021



**2/48 Burlington Street Oakleigh
VIC 3166**

 3  1  2

Sold Price **\$1,009,000** Sold Date **08-May-21**

Distance **0.54km**



**1/36 Darling Street Hughesdale VIC
3166**

 2  1  2

Sold Price **\$1,000,000** Sold Date **08-Mar-21**

Distance **1.13km**

RS = Recent sale **UN** = Undisclosed Sale

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