

Statement of Information

Multiple residential properties located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Unit offered for sale

Address (including suburb and postcode)	8/12–14 High Street Road, Ashburton VIC 3147
Unit type or class	4 Bedroom, 3 Bathroom

Indicative selling price

Single price or range	Single price
Price	\$1,510,000

Suburb unit median sale price

Median price	\$1,873,500
Suburb	Ashburton
Period	From 01/04/2025 To 30/06/2025
Source	REIV

Comparable property sales

These are the details of the three units that the estate agent or agent's representative considers to be most comparable to the unit for sale.

Address of comparable property	Price	Date of sale
1A Derna Road, Ashburton VIC 3147	\$1,718,000	12 June 2025
9A Stocks Avenue, Ashburton VIC 3147	\$2,350,000	4 June 2025
61 Victory Boulevard, Ashburton VIC 3147	\$1,650,000	8 April 2025

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This Statement of Information was prepared in accordance with Section 47AF of the Estate Agents Act 1980.

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