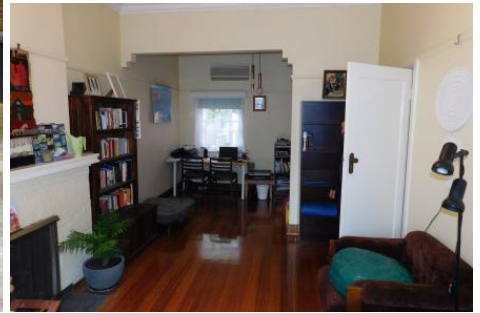


704 Glenhuntly Road  
Caulfield South VIC 3162  
<http://www.gnre.com.au>  
P: 03 95284422 | F: 03 95230714  
E: [admin@gnre.com.au](mailto:admin@gnre.com.au)

**50 Scott Street**  
**CAULFIELD SOUTH VIC 3162**  
House For Sale  
[view.com.au](http://view.com.au) Property No: 11694069



Indicative Selling Price : Range between \$950,000 - \$1,181,250  
For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

2 1 1

Median Sale Price - \$1,750,000 for a House in suburb Caulfield South from October to December 2017  
Quarter

Median data provided by [view.com.au](http://view.com.au)

Comparable Property Sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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. 887 Glen Huntly Road, Caulfield 3162	\$980,000	22/01/2018
2. 1/11 Brooklyn Avenue, Caulfield South 3162	\$1,025,000	15/11/2017
3. 13 Larch Street, Caulfield South 3162	\$1,100,000	09/11/2017



Selected by **GeoffNixon**  
PH: 9528 4422 FAX: 9523 0714

887 GLEN HUNTLY ROAD, CAULFIELD 3162  
4 Beds 2 Baths 2 Cars



Selected by **GeoffNixon**  
PH: 9528 4422 FAX: 9523 0714

1/11 BROOKLYN AVENUE,  
CAULFIELD SOUTH 3162  
2 Beds 1 Bath 1 Car



Selected by **GeoffNixon**  
PH: 9528 4422 FAX: 9523 0714

13 LARCH STREET, CAULFIELD SOUTH 3162  
2 Beds 1 Bath 1 Car