

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

405/15 Bond Street, Caulfield North VIC 3161

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$395,000

Median sale price

Median price

\$671,500

Property Type

Unit

Suburb

Caulfield North

Period - From

04/08/2025

to

03/02/2026

Source

pdol

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
602/2 Caulfield Blvd, Caulfield North Vic	\$395,000	14/11/2025
2/118 Murray St, CAULFIELD Vic	\$392,500	09/12/2025
401/2 Caulfield Blvd, Caulfield North Vic	\$386,000	12/11/2025

This Statement of Information was prepared on:

05/02/2026