

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

805/148 Wells St,  
SOUTH MELBOURNE 3205

### Indicative selling price

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

**Single price \$805,000**

### Median sale price

Median **House** for **SOUTH MELBOURNE** for period **Jan 2017 - Dec 2017**

Sourced from **REIV**.

**\$610,000**

### Comparable property sales

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 the most comparable to the property for sale.

**171/100 Kavanagh St,**  
Southbank 3006

**Price \$755,000** Sold 14  
November 2017

**67/79 Whiteman St,**  
Southbank 3006

**Price \$738,000** Sold 30  
October 2017

**12/418 St Kilda Rd,**  
Melbourne 3004

**Price \$735,000** Sold 13  
December 2017

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

House

3 beds

2 baths

1 parking

### Greg Hocking Holdsworth

332 Montague Street,  
Albert Park VIC 3206

### Contact agents



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**GREG HOCKING**  
HOLDSWORTH