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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for s	sale
Address Including suburb and postcode	5 Heidelberg Road, Clifton Hill Vic 3068
Indicative selling price	ce
For the meaning of this p	orice see consumer.vic.gov.au/underquoting

Median sale price

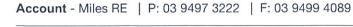
Median price	\$825,000		Unit X	Sul	burb Clifton Hill
Period - From	01/04/2016	to	31/03/2017	Source	REIV

Comparable property sales

Single price \$649,000

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
55 John St CLIFTON HILL 3068	\$665,000	03/04/2017
11/6-12 Pearl St NORTHCOTE 3070	\$665,000	03/12/2016
14/30 The Esplanade CLIFTON HILL 3068	\$600,000	25/03/2017







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