

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 385 & 385a South Road, Brighton East VIC 3187

Indicative selling price

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

Single price \$ or range between \$1,250,000 & \$1,350,000

Median sale price

Median price \$1,745,000 Property type House Suburb Brighton East

Period - From 01/07/2019 to 30/09/2019 Source REIV

Comparable property sales

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 agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 Valdemar Court, Brighton East VIC 3187	\$1,400,000	17/08/2019
3 Cummins Road, Brighton East VIC 3187	\$1,318,000	29/10/2019
17 Hemming Street, Brighton East VIC 3187	\$1,213,000	14/07/2019

This Statement of Information was prepared on: 06/11/2019