

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

10/187 GEORGE STREET EAST MELBOURNE VIC 3002

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$460,000

&

\$499,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$662,500

Property type

Unit

Suburb

East Melbourne

Period-from

01 Sep 2023

to

31 Aug 2024

Source

Corelogic

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 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

14/187 GEORGE STREET EAST MELBOURNE VIC 3002	\$497,000	11-Sep-24
16/187 GEORGE STREET EAST MELBOURNE VIC 3002	\$503,000	27-Apr-24

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 11 September 2024



**14/187 GEORGE STREET EAST
MELBOURNE VIC 3002**

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Sold Price **\$497,000** Sold Date **11-Sep-24**

Distance **0km**



**16/187 GEORGE STREET EAST
MELBOURNE VIC 3002**

 1
  1
  -

Sold Price **\$503,000** Sold Date **27-Apr-24**

Distance **0km**

RS = Recent sale UN = Undisclosed Sale

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