

# 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

5 Park Lane, Kew, VIC 3101

### Indicative selling price

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

Range between

\$1,400,000

&

\$1,500,000

### Median sale price

Median price

786,000

Property Type

Unit

Suburb

Kew

Period - From

20/05/2024

to

19/11/2024

Source

pdol

### Comparable property sales

These are the three properties sold within five kilometres of the property of the sale in the last eighteen 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
1 1 Ellesmore Ct, KEW Vic	\$1,500,000	06/11/2024
2 2/ 16 Liddiard St, Hawthorn Vic	\$1,472,000	26/10/2024
3 1/ 393 Barkers Rd, Kew Vic	\$1,440,000	31/08/2024

This Statement of Information was prepared on:

20/11/2024