

# 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 203/186 Bay Street, Brighton VIC 3186

## Indicative selling price

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

Single Price \$750,000

## Median sale price

Median price \$1,027,500 Property type UNIT Suburb Brighton

Period - From 03/07/2023 to 02/07/2024 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. 213/380 Bay Street, Brighton 3186	\$730,000	20/02/2024
2. 13/197 Bay Street, Brighton VIC 3186	\$715,000	09/02/2024
3. 207/7-9 Cowra Street, Brighton VIC 3186	\$735,000	09/02/2024

This Statement of Information was prepared on: 3.7.24