

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

17/30 Murphy Street, SOUTH YARRA Victoria 3141
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Indicative selling price

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

Single price

N/A

 or range between

\$620,000

 &

\$680,000

Median sale price

Median price

\$585,000

 Property type

APARTMENT

 Suburb

SOUTH YARRA

Period - From

01/01/2023

 to

31/03/2023

 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. 2/45 Albion St SOUTH YARRA 3141	\$687,000	30/03/2023
2. 9/161 Alexandra Av TOORAK 3142	\$650,000	27/03/2023
3. 33/30 Murphy Street, South Yarra, 3141	\$650,000	23/01/2023

This Statement of Information was prepared on:

Sunday 7 th May 2023
