

# 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

9 / 11 ROCKLEY ROAD, SOUTH YARRA VIC 3141

### 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

\$673,250

Property type

Unit

Suburb

SOUTH YARRA VIC 3141

Period - From

27/03/2019

to

27/03/2020

Source

[www.realestate.com.au](http://www.realestate.com.au)

### 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. 8/22 Rockley Road, South Yarra Vic 3141	\$750,000	19/03/2020
2. 14/13 Rockley Road, South Yarra Vic 3141	\$781,000	26/02/2020
3. 18/38a Kensington Road, South Yarra Vic 3141	\$820,000	16/11/2019

This Statement of Information was prepared on:

20/04/2020