
STATEMENT OF INFORMATION**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 404/99 Nott Street, Port Melbourne VIC 3207

Indicative selling price

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

range between \$515,000 & \$550,000

Median sale price

Median price \$725,000

Unit X

Suburb Port Melbourne

Period - From 15/05/2017 to 15/05/2018

Source REIV propertydata.com.au

Comparable property sales

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
313/99 Nott Street, Port Melbourne VIC 3207	\$516,000	19/03/2018
504/99 Nott Street, Port Melbourne VIC 3207	\$520,000	30/01/2018
4G/99 Nott Street, Port Melbourne VIC 3207	\$552,500	09/12/2017