



 2  2  1

Rooms:

Property Type:

Agent Comments

Comparable Properties



2/27 Lansdowne Rd ST KILDA EAST 3183 (REI)

Agent Comments

 2  2  1

Price: \$710,000

Method: Auction Sale

Date: 09/10/2016

Rooms: 3

Property Type: Apartment



G06/46-49 Porter St PRAHRAN 3181 (REI)

Agent Comments

 2  2  2

Price: \$720,000

Method: Auction Sale

Date: 24/09/2016

Rooms: 3

Property Type: Apartment



13/378 Dandenong Rd CAULFIELD NORTH 3161 (REI)

Agent Comments

 2  2  2

Price: \$722,000

Method: Sold Before Auction

Date: 15/09/2016

Rooms: 4

Property Type: Apartment

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

4/219 Dandenong Road, Prahran Vic 3181

Indicative selling price

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

Range between \$700,000

&

\$750,000

Median sale price

Median price \$587,500

Unit X

Suburb Prahran

Period - From 01/01/2017

to

31/03/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
2/27 Lansdowne Rd ST KILDA EAST 3183	\$710,000	09/10/2016
G06/46-49 Porter St PRAHRAN 3181	\$720,000	24/09/2016
13/378 Dandenong Rd CAULFIELD NORTH 3161	\$722,000	15/09/2016