

# 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 3/47A New Street, South Kingsville

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price \$ or range between \$650,000 & \$700,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$682,000 \*House \*Unit X Suburb SOUTH KINGSVILLE

Period - From 1/1/2018 to 31/3/2018 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 4/21 New Street, South Kingsville	\$678,000	21/11/2017
2 56A Vernon Street, South Kingsville	\$730,000	10/3/2018
3 4/19 Carmen Street, Newport	\$745,000	7/12/2017