

RT Edgar

STATEMENT OF INFORMATION

12 July 2017

Property offered for sale

83 KOOYONGKOOT ROAD, HAWTHORN

Indicative selling price

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

Range between \$7,000,000 & \$7,700,000

Median sale price

Median price	\$2,265,000	House	X	Unit	Suburb	Hawthorn
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 six months that RT Edgar Toorak Pty Ltd and Oliver Booth consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 2 Moralla Road, Kooyong	\$7,000,000	21/06/2017
2 8 Chesterfield Avenue, Malvern	\$7,000,000	10/06/2017
3 12 Crystobel Crescent, Hawthorn	\$6,675,000	07/04/2017

