

# Statement of Information Single residential property located in the Melbourne metropolitan area

#### Section 47AF of the Estate Agents Act 1980

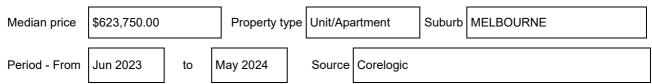
## Property offered for sale

Address		
Including suburb and	197/416 St Kilda Road, Melbourne, 3004	
postcode		

### Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting								
Single price		or range between	\$820,000.00	&	\$850,000.00			

#### Median sale price



# Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on: Wednesday 05th June 2024

