

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 702/7 King Street Prahran VIC 3181

Indicative selling price

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

Single price \$352,900

Median sale price

Median price \$380,500 House ☐ Unit ☒ Suburb Prahran
Period - From 17/04/2018 to 17/10/2018 Source REIV / Property Data

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
608/6 King Street Prahran	\$375,000	31/04/2018
112/270 High Street Windsor	\$340,000	21/06/2018
706/15 Clifton Street Prahran	\$386,000	02/08/2018