

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

Indicative selling price

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

Single price:

Median sale price

Median price

Unit ☒

Suburb

Period - From to

Source

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 properties	Price	Date of sale
1. 203/60 Garden Street, South Yarra Vic 3141	\$129,000	02/02/2019
2. 208/32-34 St Edmonds Road, Prahran Vic 3181	\$132,500	23/11/2018
3. 105/72-76 High Street, Windsor Vic 3181	\$158,000	08/03/2019