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Rooms:
Property Type: Apartment
Land Size: na
 Agent Comments

Indicative Selling Price
 \$379,000
Median Unit Price
 Year ending March 2017: \$471,000

Comparable Properties



608/25 Therry St MELBOURNE 3000 (REI)

Agent Comments

2 1 -

Price: \$390,000
Method: Private Sale
Date: 05/04/2017
Rooms: 3
Property Type: Apartment
Land Size:



2905/31 Abeckett St MELBOURNE 3000 (REI)

Agent Comments

2 1 -

Price: \$395,000
Method: Private Sale
Date: 09/01/2017
Rooms: 3
Property Type: Apartment
Land Size:



G10/1 Bouverie St CARLTON 3053 (REI)

Agent Comments

2 1 -

Price: \$350,000
Method: Private Sale
Date: 04/11/2016
Rooms: 3
Property Type: Apartment
Land Size:

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 postcode 521/118 Franklin Street, Melbourne Vic 3000

Indicative selling price

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

Single price \$379,000

Median sale price

Median price \$471,000

Unit X

Suburb Melbourne

Period - From 01/04/2016 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 6 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
608/25 Therry St MELBOURNE 3000	\$390,000	05/04/2017
2905/31 Abeckett St MELBOURNE 3000	\$395,000	09/01/2017
G10/1 Bouverie St CARLTON 3053	\$350,000	04/11/2016