



**Rooms:**

**Property Type:** Flat

**Agent Comments**

## Comparable Properties



**15/111 Barkly St MORDIALLOC 3195 (VG)**

**Agent Comments**



**Price:** \$436,000

**Method:** Sale

**Date:** 07/12/2016

**Rooms:** -

**Property Type:** Townhouse (Single)



**100 White St MORDIALLOC 3195 (REI/VG)**

**Agent Comments**



**Price:** \$427,000

**Method:** Private Sale

**Date:** 06/12/2016

**Rooms:** 4

**Property Type:** Apartment

**Land Size:** 1652 sqm



**1/3 Davey St PARKDALE 3195 (REI/VG)**

**Agent Comments**



**Price:** \$420,000

**Method:** Sold Before Auction

**Date:** 28/11/2016

**Rooms:** 3

**Property Type:** Unit

## 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

6/9 McDonald Street, Mordialloc Vic 3195

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$375,000

&amp;

\$400,000

## Median sale price

Median price

\$581,865

Unit

X

Suburb

Mordialloc

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
15/111 Barkly St MORDIALLOC 3195	\$436,000	07/12/2016
100 White St MORDIALLOC 3195	\$427,000	06/12/2016
1/3 Davey St PARKDALE 3195	\$420,000	28/11/2016