

# RT Edgar

## STATEMENT OF INFORMATION

19 July 2018

### Property offered for sale

5/120 Princes Street, Port Melbourne

### Indicative selling price

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

Range  
between \$800,000 & \$840,000

### Median sale price

Median price	\$642,000	House	Unit	X	Suburb	Port Melbourne
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Period - From	01/01/2018	to	31/03/2018	Source	REIV
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### Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Albert Park estate agent and Simon Graf consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 8/50 Johnston Street, Port Melbourne 3207	\$830,000	03/03/2018
2 603G/93 Dow Street, Port Melbourne 3207	\$805,000	26/03/2018
3 201/38 Nott Street, Port Melbourne 3207	\$790,000	09/02/2018