

# 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 2/1b Regent Street, Elsternwick Vic 3185

## Indicative selling price

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

Range between \$470,000 & \$515,000

## Median sale price

Median price \$689,500 Property type Apartment Suburb Elsternwick

Period - From 01/07/2019 to 30/09/2019 Source REIV

## Comparable property sales

A\* 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
16/2 Gordon St ELSTERNWICK 3185	\$545,000	07/12/2019
7/44 Clarence St ELSTERNWICK 3185	\$525,000	16/11/2019
4/61 Brighton Rd ELWOOD 3184	\$514,999	28/10/2019

This Statement of Information was prepared on: 17/12/2019