

Statement of Information

Single residential property located in the Melbourne metropolitan area

	Section 47A								of the Estate	Ag	ents Act 1980
Property offer	ed for s	sale									
Address Including suburb and postcode		3/360 Carlisle Street, Balaclava Vic 3183									
Indicative sell	ing pric	е									
For the meaning	of this p	orice see	cons	sumer.vic.gov	.au/uı	nde	erquoting				
Range between \$800,000				&	& \$880,000						
Median sale p	rice										
Median price	Median price \$618,500			use	Un	it	Х		Suburb	Ва	laclava
Period - From	01/04/2	018	to	31/03/2019			Source	RE	IV		
Comparable p	roperty	sales	(*Del	lete A or B k	elov	v a	s applica	ble			
months		estate a						•	roperty for sale to be most co		
Address of comparable property								Price		Date of sale	
1											
2											
3											
OR											

В* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Account - hockingstuart | P: 03 9593 8733 | F: 03 9537 0372

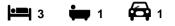




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Rooms:

Property Type: Apartment Agent Comments

Indicative Selling Price \$800,000 - \$880,000 **Median Unit Price** Year ending March 2019: \$618,500

Comparable Properties



3/25 Lansdowne Rd ST KILDA EAST 3183 (REI/VG)

Price: \$860.000

Method: Sold Before Auction

Date: 13/03/2019

Rooms: 4

Property Type: Apartment

Agent Comments

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