

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

426 Dorcas Street,  
SOUTH MELBOURNE 3205

### Indicative selling price

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

**Single price \$1,950,000**

### Median sale price

Median **House** for **SOUTH MELBOURNE** for period **Apr 2017 - Jun 2017**

Sourced from **REIV**.

**\$1,732,000**

### Comparable property sales

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 the most comparable to the property for sale.

**18 Martin Street,**  
SOUTH MELBOURNE 3205

Price **\$1,935,000** Sold 26 August 2017

**390 Park Street,**  
SOUTH MELBOURNE 3205

Price **\$1,925,000** Sold 19 August 2017

**18 Mills Street,**  
ALBERT PARK 3206

Price **\$1,925,000** Sold 01 April 2017

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

House

 **4 beds**

 **3 baths**

 **1 parking**

### Contact agents

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