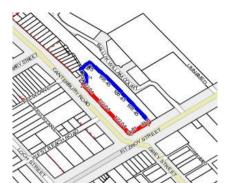




Indicative Selling Price \$725,000 **Median Unit Price** Year ending June 2017: \$661,000





Comparable Properties



219/85-87 High St PRAHRAN 3181 (REI)

Price: \$820,000 Method: Auction Sale Date: 22/04/2017

Rooms: 3

Property Type: Apartment

Agent Comments



4/128-140 Chapel St ST KILDA 3182 (REI)

Price: \$755,000 Method: Private Sale Date: 11/06/2017

Rooms: -

Property Type: Apartment

Agent Comments



7/40-50 High St WINDSOR 3181 (REI/VG)

Agent Comments Small balconies

Price: \$697.000 Method: Auction Sale Date: 29/04/2017

Rooms: -

Property Type: Apartment

Account - Whiting & Co Professionals St Kilda | P: 03 95348014 | F: 95342821 95254086





Generated: 18/07/2017 15:09



Andrew Duffy + 61 3 9534 8014 + 61 427 853 034 andrew@whiting.com.au

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	33/352 Canterbury Road, St Kilda West Vic 3182

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Median sale price

Median price \$	6661,000		Unit X	Su	burb St Kilda West
Period - From 0	01/07/2016	to	30/06/2017	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
219/85-87 High St PRAHRAN 3181	\$820,000	22/04/2017
4/128-140 Chapel St ST KILDA 3182	\$755,000	11/06/2017
7/40-50 High St WINDSOR 3181	\$697,000	29/04/2017

Account - Whiting & Co Professionals St Kilda | P: 03 95348014 | F: 95342821 95254086





Generated: 18/07/2017 15:09