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	15 Tyne Street, Camberwell Vic 3124
Including suburb and	
postcode	

Indicative selling price

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

Range between \$2	2,950,000	&	\$3,245,000
-------------------	-----------	---	-------------

Median sale price

Median price	\$2,876,000	Pro	perty Type	House		Suburb	Camberwell
Period - From	01/07/2021	to	30/09/2021		Source	REIV	

Comparable property sales (*Delete A or B below as applicable)

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

Add	dress of comparable property	Price	Date of sale
1	24 Orange Gr CAMBERWELL 3124	\$3,258,000	06/11/2021
2	19 Through Rd CAMBERWELL 3124	\$3,250,000	23/10/2021
3	28 Sycamore St CAMBERWELL 3124	\$2,935,000	21/10/2021

OR

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

This Statement of Information was prepared on:	09/11/2021 11:34



RT Edgar

Annabelle Feng 8888 2000 0409 384 144 afeng@rtedgar.com.au

Indicative Selling Price \$2,950,000 - \$3,245,000 **Median House Price**

September quarter 2021: \$2,876,000



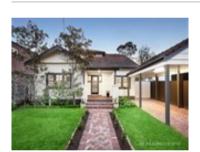






Property Type: House (Res) Land Size: 905 sqm approx **Agent Comments**

Comparable Properties



24 Orange Gr CAMBERWELL 3124 (REI)





Price: \$3,258,000 Method: Auction Sale Date: 06/11/2021

Property Type: House (Res) Land Size: 702 sqm approx

Agent Comments



19 Through Rd CAMBERWELL 3124 (REI)







Price: \$3,250,000 Method: Auction Sale Date: 23/10/2021

Property Type: House (Res)

Agent Comments



28 Sycamore St CAMBERWELL 3124 (REI)





Agent Comments

Price: \$2,935,000 Method: Auction Sale Date: 21/10/2021 Property Type: House

Account - RT Edgar Boroondara | P: 03 8888 2000 | F: 03 8888 2088



