

## Statement of Information

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 3/62 Edgar Street North, Glen Iris Vic 3146

### Indicative selling price

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

Single price \$425,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$620,000

Unit X

Suburb Glen Iris

Period - From 01/10/2018 to 31/12/2018

Source REIV

### 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
4/251 Burke Road, Glen Iris	\$484,000	08/08/2018
8/1435 High Street, Glen Iris	\$481,500	05/09/2018
10/73 Edgar Street, Glen Iris	\$445,000	24/12/2018