



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 3000/118 Kavanagh Street, Southbank, 3006

Indicative selling price

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

Single price or range between \$790,000.00 & \$869,000.00

Median sale price

Median price \$570,000.00 Property type Unit/Apartment Suburb SOUTHBANK

Period - From Oct 2021 to Sep 2022 Source REIV

Comparable property sales

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.

This Statement of Information was prepared on: Wednesday 26th October 2022