

# 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 33 Clinton Street, Brighton East Vic 3187

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Range between \$1,700,000 & \$1,870,000

## Median sale price

Median price \$1,500,000 Property type Townhouse Suburb Brighton East

Period - From 22/01/2024 to 21/01/2025 Source REIV

## Comparable property sales

**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	Price	Date of sale
9A Steele St CAULFIELD SOUTH 3162	\$1,770,000	03/12/2024
16b Caramar Av BRIGHTON EAST 3187	\$2,032,000	16/11/2024
76a Hodder St BRIGHTON EAST 3187	\$1,925,000	16/11/2024

This Statement of Information was prepared on: 28/01/2025