

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

14a Havelock Street, St Kilda Vic 3182

Indicative selling price

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

Range between \$1,800,000 & \$1,900,000

Median sale price

Median price \$1,630,000 Property Type House Suburb St Kilda

Period - From 22/07/2019 to 21/07/2020 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	Price	Date of sale
1	2a Cyril St ELWOOD 3184	\$1,925,000	26/05/2020
2	46 Peel St WINDSOR 3181	\$1,820,000	24/03/2020
3	308 Canterbury Rd ST KILDA WEST 3182	\$1,790,000	26/04/2020

OR

~~**B*** 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:

22/07/2020 16:27