

## Statement of Information

### Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

#### 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)

Single price \$\*  or range between \$530,000 &  \$580,000

#### Median sale price

Median price  \$518,750 \*Unit  X Suburb or locality  St Kilda  
Period - From  01/04/2017 to  30/06//2017 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
1. 11/27 Mitford Street St Kilda 3182	\$580,000	15/07/2017
2. 9/60 Carlisle Street St Kilda 3182	\$615,000	17/06/2017
3. 1/10 Dickens Street Elwood 3184	\$625,000	29/04/2017