

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

201/28 Mount Street, Prahran, VIC 3181

Indicative selling price

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

Price Range

\$370,000

&

\$395,000

Median sale price

Median price

\$520,000

Property Type

Apartment

Suburb

Prahran (3181)

Period - From

23/12/2023

to

23/12/2024

Source

realestate.com.au

Comparable property sales

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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

219/15 CLIFTON STREET, PRAHRAN VIC 3181

\$365,000

21/12/2024

111/201 HIGH STREET, PRAHRAN VIC 3181

\$366,000

16/11/2024

2/21 IZETT STREET, PRAHRAN VIC 3181

\$396,000

18/09/2024

This Statement of Information was prepared on:

13/01/2025