Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb and postcode

Address 3/550 Toorak Road, Toorak Vic 3142

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting									
Single price	e \$2,495,000								
Median sale p	rice								
Median price	\$1,054,500	Pro	operty Type U	nit		Suburb	Toorak		
Period - From	01/01/2023	to	31/12/2023	So	urce	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 sixmonths 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		
2		
3		

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:

18/01/2024 14:47







Property Type: Unit Agent Comments Rodney Morley 9826 0000 0418 321 222 rodney@rodneymorley.com.au

Indicative Selling Price \$2,495,000 Median Unit Price Year ending December 2023: \$1,054,500

Comparable Properties

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.

Account - Rodney Morley | P: 03 9525 9222 | F: 03 9525 9362





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