

# 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

26/15 Liardet Street, Port Melbourne Vic 3207

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$750,000 & \$790,000

### Median sale price

Median price \$866,500 Property Type Unit Suburb Port Melbourne

Period - From 01/04/2021 to 30/06/2021 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	4/200 Bay St PORT MELBOURNE 3207	\$764,000	17/06/2021
2	21/195 Beaconsfield Pde MIDDLE PARK 3206	\$805,000	26/06/2021
3	2/66 Montague St SOUTH MELBOURNE 3205	\$830,444	17/08/2021

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:

15/09/2021 18:43

26/15 Liardet Street, Port Melbourne Vic 3207

Jon Kett  
03 9646 4444  
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jkett@chisholmgamon.com.au



2 1 2

Property Type: Apartment

Agent Comments

Indicative Selling Price

\$750,000 - \$790,000

Median Unit Price

June quarter 2021: \$866,500

## Comparable Properties



4/200 Bay St PORT MELBOURNE 3207  
(REI/VG)

Agent Comments

2 2 1

Price: \$764,000

Method: Private Sale

Date: 17/06/2021

Property Type: Apartment



21/195 Beaconsfield Pde MIDDLE PARK 3206  
(REI/VG)

Agent Comments

2 1 1

Price: \$805,000

Method: Auction Sale

Date: 26/06/2021

Property Type: Apartment



2/66 Montague St SOUTH MELBOURNE 3205  
(REI/VG)

Agent Comments

2 2 1

Price: \$830,444

Method: Private Sale

Date: 17/08/2021

Property Type: Apartment

Account - Chisholm & Gamon | P: 03 9646 4444 | F: 03 9646 3311



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