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Rooms:
Property Type: House
Land Size:
 Agent Comments

Indicative Selling Price
 \$800,000 - \$880,000
Median House Price
 March quarter 2017: \$1,581,251

Comparable Properties



60 Earl St WINDSOR 3181 (REI/VG)

Agent Comments

2 2 -
Price: \$850,000
Method: Sold Before Auction
Date: 23/12/2016
Rooms: -
Property Type: House
Land Size: 91 sqm



47 Clifton St PRAHRAN 3181 (REI/VG)

Agent Comments

2 1 -
Price: \$815,000
Method: Auction Sale
Date: 19/11/2016
Rooms: 3
Property Type: House (Res)
Land Size: 95 sqm



49 Clifton St PRAHRAN 3181 (REI/VG)

Agent Comments

2 1 -
Price: \$765,000
Method: Auction Sale
Date: 19/11/2016
Rooms: 3
Property Type: House (Res)
Land Size: 95 sqm

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	20 King Street, Prahran Vic 3181
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Indicative selling price

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

Range between	\$800,000	&	\$880,000
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Median sale price

Median price	\$1,581,251	House	X	Suburb	Prahran
Period - From	01/01/2017	to	31/03/2017	Source	REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
60 Earl St WINDSOR 3181	\$850,000	23/12/2016
47 Clifton St PRAHRAN 3181	\$815,000	19/11/2016
49 Clifton St PRAHRAN 3181	\$765,000	19/11/2016