

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

**Castran  
Gilbert**

castrangilbert.com.au

### Property offered for sale

Address

201 / 125 MCDONALD STREET, MORDIALLOC VIC 3195

### Indicative selling price

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

Single Price:

\$530,000

### Median sale price

Median price

\$567,500

Property type

Apartment

Suburb

MORDIALLOC VIC 3195

Period - From

11/03/2020

to

11/03/2021

Source

[www.realestate.com.au](http://www.realestate.com.au)

### 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. 209/90 White Street, Mordialloc Vic 3195	\$535,000	23/12/2020
2. 8/89 Barkly Street, Mordialloc Vic 3195	\$541,000	07/10/2020
3. 5/81 Barkly Street, Mordialloc Vic 3195	\$560,000	12/12/2020

This Statement of Information was prepared on:

31/03/2021