

RT Edgar

STATEMENT OF INFORMATION

3 November 2017

Property offered for sale

14 Bluff Street Hawthorn East VIC 3123

Indicative selling price

Range between \$ 4,750,000 & \$ 5,200,000

Median sale price

Median price \$ 2,210,000 House X Unit Suburb Hawthorn East

Period - From 30/04/2017 to 31/10/2017 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar (Monash) estate agent and (Yi Wang) consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 390 Glenferrie Rd Malvern VIC 3144	\$ 4,750,000	28/10/2017
2 18 Robinson Street Malvern VIC 3144	\$ 4,960,000	03/06/2017
3 7 Lovell Street Hawthorn East VIC 3123	\$ 5,180,000	28/10/2017