

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and 214f/7 Greeves Street, St Kilda postcode

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

| Single price | | or rai | nge betwee | n \$400 |),000 | | & | \$440,000 |
|-------------------|------------|------------|------------|-----------|-------|--------|----------|-----------|
| ledian sale price | | | | | | | | |
| Median price | \$520,000 | Property t | ype Apar | Apartment | | Suburb | St Kilda | |
| Period - From | 01/07/2024 | to 30/09/ | 2024 | Source | REIV | , | | |

Comparable property sales (*Delete A or B below as applicable)

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: 23/10/2024