hockingstuart

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Indicative Selling Price \$800,000 - \$850,000 **Median Unit Price** Year ending March 2017: \$1,050,000





As big as a house, accompanied with city views!

Comparable Properties



2/635 Malvern Rd TOORAK 3142 (REI/VG)

Price: \$876,000 Method: Auction Sale Date: 04/03/2017

Rooms: -

Property Type: Apartment

Agent Comments Large Courtyard



6/91 Mathoura Rd TOORAK 3142 (REI)





Price: \$855.000 Method: Auction Sale Date: 01/04/2017

Rooms: -

Property Type: Apartment

Agent Comments

Has a balcony, space for entertaining



5/3 Tahara Rd TOORAK 3142 (REI)

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Price: \$840,000 Method: Auction Sale Date: 08/04/2017

Rooms: 4

Property Type: Apartment

Agent Comments

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for	sale
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Address	10/567 Toorak Road, Toorak Vic 3142
Including suburb and	
postcode	

Indicative selling price

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

Range between	\$800,000	&	\$850,000
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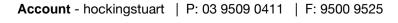
Median sale price

Median price	\$1,050,000		Unit X	Su	burb	Toorak	
Period - From	01/04/2016	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
2/635 Malvern Rd TOORAK 3142	\$876,000	04/03/2017
6/91 Mathoura Rd TOORAK 3142	\$855,000	01/04/2017
5/3 Tahara Rd TOORAK 3142	\$840,000	08/04/2017







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