

# RT Edgar

## STATEMENT OF INFORMATION

1 March 2018

### Property offered for sale

3/58-60 Cluden Street, Brighton VIC 3186

### Indicative selling price

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

Range  
between \$1,000,000 & \$1,100,000

### Median sale price

Median price \$1,212,500 House Unit X Suburb Brighton

Period - From 01/01/2017 to 31/12/2017 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 Boroondara estate agent and Anne Mackie-Kinder consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 3/756 Hawthorn rd BRIGHTON EAST 3187	\$1,051,000	23/09/2017
2 15 Bayview Rd BRIGHTON EAST 3187	\$1,050,000	24/11/2017
3 3/36 Union St BRIGHTON EAST 3187	\$985,000	08/12/2017