

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

105/133 Martin Street, Brighton Vic 3186

Indicative selling price

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

Range between \$1,800,000

&

\$1,980,000

Median sale price

Median price \$947,500

Property Type Unit

Suburb Brighton

Period - From 07/11/2023

to 06/11/2024

Source REIV

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

~~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	501/241 Glen Huntly Rd ELSTERNWICK 3185	\$1,925,000	06/06/2024
2			
3			

OR

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:

07/11/2024 10:51

105/133 Martin Street, Brighton Vic 3186

**Jellis
Craig**

Michael Hingston

9194 1200

0412 922 488

michaelhingston@jellisrcraig.com.au

Indicative Selling Price

\$1,800,000 - \$1,980,000

Median Unit Price

07/11/2023 - 06/11/2024: \$947,500



 3  2  3

Property Type: Apartment

Agent Comments

Comparable Properties



501/241 Glen Huntly Rd ELSTERNWICK 3185 (VG)

Agent Comments

 3  -  -

Price: \$1,925,000

Method: Sale

Date: 06/06/2024

Property Type: Strata Unit/Flat

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.

Account - Jellis Craig | P: 03 9194 1200



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