

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**532/35 Malcolm Street,
SOUTH YARRA 3141**

Indicative selling price

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

Range \$290,000 - \$319,000

Median sale price

Median **Unit** for **SOUTH YARRA** for period **Apr 2018 - Mar 2019**

Sourced from **pricefinder**.

\$556,000

Comparable property sales

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 the most comparable to the property for sale.

**4/24 Hawksburn Road,
SOUTH YARRA 3141**

Price \$355,000 Sold 06 April 2019

**11/12 Tivoli Road,
SOUTH YARRA 3141**

Price \$288,000 Sold 16 March 2019

**805/1 Yarra Street,
SOUTH YARRA 3141**

Price \$310,000 Sold 13 February 2019

This Statement of Information was prepared on 20th Sep 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from pricefinder.

Unit
1 beds 1 baths

iSell Group Springvale

287 Springvale Road,
Springvale VIC 3171

Contact agents



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