

# 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  
postcode 4 Libna Street CARNEGIE VIC 3163

## Indicative selling price

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

\$1,350,000

&

\$1,400,000

## Median sale price

Median price \$1,547,500 Property type HOUSE Suburb CARNEGIE

Period - From 01/10/2019 to 31/12/2019 Source REIV

## Comparable property sales

**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
69 Miller St CARNEGIE 3163	\$1,400,000	21/03/2020
216 Neerim Road CARNEGIE 3163	\$1,352,000	20/02/2020
199 Koornang Road CARNEGIE 3163	\$1,336,000	22/02/2020

This Statement of Information was prepared on: Thursday 16<sup>th</sup> April 2020