

# 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 2/15-17 The Mews, Vermont, VIC 3133

### Indicative selling price

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

Price Range \$980,000 & \$1,050,000

### Median sale price

Median price \$952,500 Property Type Unit Suburb Vermont (3133)

Period - From 01/10/2023 to 31/12/2023 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
1/12 MALVERN STREET, VERMONT VIC 3133	\$1,040,000	18/02/2023
8 WOORILL COURT, VERMONT VIC 3133	\$950,000	01/10/2023
1/31 HALLS PARADE, MITCHAM VIC 3132	\$950,000	25/11/2023

This Statement of Information was prepared on: 16/02/2024