

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 304/126 Brighton Road, Ripponlea VIC 3185

Indicative selling price

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

Single price N/A or range between \$600,000 & \$660,000

Median sale price

Median price \$637,000 Property type APARTMENT Suburb ELSTERNWICK

Period - From 01/01/2022 to 31/03/2022 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. 5/59 Pakington St, ST KILDA 3182	\$680,000	21/04/2022
2. 304/2a Nelson St, BALACLAVA 3183	\$640,000	16/03/2022
3. 206/37 Park St, ELSTERNWICK 3185	\$600,000	04/05/2022

This Statement of Information was prepared on: Wednesday 1st June 2022