



2
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Rooms:**Property Type:** Strata Unit/Flat

Agent Comments

Indicative Selling Price

\$500,000 - \$530,000

Median Unit Price

Year ending March 2017: \$500,000

Comparable Properties

**26/6 Redan St ST KILDA 3182 (REI/VG)**

Agent Comments

2
 1
 1

Price: \$505,000**Method:** Auction Sale**Date:** 04/02/2017**Rooms:** -**Property Type:** Apartment**5/23 Neptune St ST KILDA 3182 (REI)**

Agent Comments

2
 1
 1

Price: \$501,500**Method:** Auction Sale**Date:** 01/04/2017**Rooms:** 3**Property Type:** Apartment**6/53 Tennyson St ELWOOD 3184 (REI)**

Agent Comments

2
 1
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Price: \$500,000**Method:** Auction Sale**Date:** 20/05/2017**Rooms:** 5**Property Type:** Apartment

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

6/19 Herbert Street, St Kilda Vic 3182

Indicative selling price

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

Range between

\$500,000

&

\$530,000

Median sale price

Median price

\$500,000

Unit

X

Suburb

St Kilda

Period - From

01/04/2016

to

31/03/2017

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
26/6 Redan St ST KILDA 3182	\$505,000	04/02/2017
5/23 Neptune St ST KILDA 3182	\$501,500	01/04/2017
6/53 Tennyson St ELWOOD 3184	\$500,000	20/05/2017