

# 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

21a/10 Clifton Street, Prahran

## Indicative selling price

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

Single price

\$

or range between

\$360,000

&

\$395,000

## Median sale price

Median price

\$605,000

Property type

Apartment

Suburb

Prahran

Period - From

01/07/2019

to

30/09/2019

Source

REIV

## 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
216/31 Grattan Street, Prahran VIC 3181	\$415,000	06/09/2019
710/7 King Street, Prahran VIC 3181	\$382,500	20/07/2019
409/270 High Street, Windsor VIC 3181	\$400,000	18/06/2019

This Statement of Information was prepared on:

24/10/2019