Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb and postcode

Address 30 Wilson Street, South Yarra Vic 3141

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting									
Single price	e \$2,300,000								
Median sale p	rice								
Median price	\$1,970,500	Pro	operty Type	Ηοι	ise]	Suburb	South Yarra	
Period - From	01/01/2022	to	31/12/2022		s	ource	REIV		

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last sixmonths 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		
2		
3		

OR

B^{*} The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:

09/03/2023 16:12









Property Type: House (Res) Land Size: 216 sqm approx Agent Comments Indicative Selling Price \$2,300,000 Median House Price Year ending December 2022: \$1,970,500

Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Account - 11 North Property Group | P: 1300 353 836





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