

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 10 Hodder Street, Brighton East VIC 3187

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Range between \$2,000,000 & \$2,200,000

Median sale price

(*Delete house or unit as applicable)

Median price \$1,880,000 *House ☒ Suburb Brighton East

Period - From 01.10.17 to 31.12.17 Source 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 six months that the estate agent considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
29 Saturn Street, Caulfield South VIC 3162	\$2,450,000	02.12.17
794 Hampton Street, Brighton VIC 3186	\$2,210,000	02.12.17
52 Shasta Avenue, Brighton East VIC 3187	\$2,200,000	18.11.17