

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

5/10 Ardoch Avenue, St Kilda East

Indicative selling price

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

Single price

or range between

\$700,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$555,000

*House

*Unit

X

Suburb

St Kilda East

Period - From

01/01/2019

to

31/03/2019

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
8/5 Lewisham Road, Windsor	\$710,350	12/04/2019
3/18-20 Charnwood Road, St Kilda	\$728,000	01/02/2019
1/3 Ardoch Avenue, St Kilda East	\$829,000	27/04/2019