

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

72 Bishop Street, Yarraville Vic 3013

Indicative selling price

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

Single price \$1,375,000

Median sale price

Median price \$956,000

House X

Suburb Yarraville

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
14 Finlay St YARRAVILLE 3013	\$1,280,000	25/02/2017
56 Severn St YARRAVILLE 3013	\$1,190,000	27/05/2017
12 Gent St YARRAVILLE 3013	\$1,180,000	24/06/2017