

# 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

109b Carpenter Street, Brighton Vic 3186

### Indicative selling price

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

Single price

\$2,295,000

### Median sale price

Median price

\$1,960,000

Property Type

Townhouse

Suburb

Brighton

Period - From

31/08/2021

to

30/08/2022

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 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:

31/08/2022 13:59

109b Carpenter Street, Brighton Vic 3186



Sarah Korbel

03 9553 8300

0415 393 898

sarah@nickjohnstone.com.au

**Indicative Selling Price**

\$2,295,000

**Median Townhouse Price**

31/08/2021 - 30/08/2022: \$1,960,000



3 2 3

**Property Type:** Townhouse (Res)

Agent Comments

## 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 - Nick Johnstone** | P: 03 9553 8300 | F: 03 9553 8400



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