Statement of Information

Single residential property located in the Melbourne metropolitan area

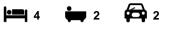
Section 47AF of the Estate Agents Act 1980

Property off	ere	d for s	sale									
Address Including suburb and postcode		8/68 Walpole Street, Kew Vic 3101										
Indicative se	ellin	ng pric	e									
For the meaning of this price see consumer.vic.gov.au/underquoting												
Range between \$2,350			0,000		&	\$2,585		,000				
Median sale	pri	се										
Median pric	price \$730,000		Pro	Property Type Un		Sub		Suburk	Kew			
Period - From 01/10/20		023	to	31/12/2023	3	Sc	ource	REIV				
Comparable	pro	operty	sales	(*De	lete A or B	belo	w as ap _l	plica	ble)			
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 o	Address of comparable property								i	Price		Date of sale
1												
2												
3												
OR												
					epresentativ wo kilometre							e comparable onths.
	This Statement of Information was prepared on: 02/04/2024 13:11								12/ 13:11			



RT Edgar





Property Type: Townhouse Agent Comments

Indicative Selling Price \$2,350,000 - \$2,585,000 Median Unit Price December quarter 2023: \$730,000

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 - RT Edgar Boroondara | P: 03 8888 2000 | F: 03 8888 2088





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	11/68 Walpole Street, Kew Vic 3101										
Indicative selling pri	ce										
For the meaning of this price see consumer.vic.gov.au/underquoting											
Range between \$1,85	50,000	&	\$1,980,000								
Median sale price											
Median price \$730,0	00 P	roperty Type Unit		Suburl	Kew						
Period - From 01/10/2	2023 to	31/12/2023	Source	REIV							
Comparable property	y sales (*De	elete A or B belo	ow as applic	able)							
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 comparat		Price	Date of sale								
1											
2											
3											
OR											
•	•	representative rea two kilometres of t	•			•					
	d on:	02/04/2024 13:12									



RT Edgar





Property Type: Townhouse Agent Comments

Indicative Selling Price \$1,850,000 - \$1,980,000 Median Unit Price December quarter 2023: \$730,000

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.

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