

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

1/19 Redan Street St Kilda VIC 3182

Indicative selling price

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

Single Price

\$599,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$537,000

Property type

Unit

Suburb

St Kilda

Period-from

01 Sep 2020

to

31 Aug 2021

Source

Corelogic

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 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

17/19 Redan Street St Kilda VIC 3182	\$600,000	22-Apr-21
7/11 Redan Street St Kilda VIC 3182	\$662,000	17-Jun-21
24/99 Alma Road St Kilda East VIC 3183	\$625,000	20-Mar-21

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 6 months.~~

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Melanie Walden
P 90664813
M 0422395214
E melaniewalden@mcgrath.com.au



17/19 Redan Street St Kilda VIC 3182

Sold Price **\$600,000** Sold Date **22-Apr-21**

2 1 1

Distance -



7/11 Redan Street St Kilda VIC 3182

Sold Price **\$662,000** Sold Date **17-Jun-21**

2 1 1

Distance **0.06km**



24/99 Alma Road St Kilda East VIC 3183

Sold Price **\$625,000** Sold Date **20-Mar-21**

2 1 1

Distance **0.43km**

RS = Recent sale

UN = Undisclosed Sale

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