

RT Edgar

STATEMENT OF INFORMATION

9 May 2018

Property offered for sale

44 Barrett Street, Albert Park VIC 3206

Indicative selling price

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

Range
between \$1,100,000 & \$1,200,000

Median sale price

Median price	\$1,957,500	House	X	Unit	Suburb	Albert Park
Period - From	01/01/2018	to	31/03/2018	Source	REIV	

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Albert Park estate agent and Simon Graf consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 64 Raglan Street, South Melbourne 3205	\$1,200,000	09/12/2017
2 48 Thomson Street, South Melbourne 3205	\$1,160,000	13/12/2017
3 7 Little Finlay Street, Albert Park 3206	\$1,111,000	07/04/2018