



Rooms:
Property Type:
Agent Comments

Indicative Selling Price
\$630,000 - \$670,000
Median Unit Price
June quarter 2017: \$612,501

Comparable Properties



61/120 Sturt St SOUTHBANK 3006 (REI)

Agent Comments



Price: \$642,500
Method: Auction Sale
Date: 17/06/2017
Rooms: 3
Property Type: Apartment



306/39 Coventry St SOUTHBANK 3006 (REI)

Agent Comments



Price: \$640,000
Method: Private Sale
Date: 29/05/2017
Rooms: 3
Property Type: Apartment



606/39 Coventry St SOUTHBANK 3006 (REI)

Agent Comments



Price: \$640,000
Method: Private Sale
Date: 25/05/2017
Rooms: 3
Property Type: Apartment

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	301/39 Coventry Street, Southbank Vic 3006
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Indicative selling price

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

Range between	\$630,000	&	\$670,000
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Median sale price

Median price	\$612,501	Unit	X	Suburb	Southbank
Period - From	01/04/2017	to	30/06/2017	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
61/120 Sturt St SOUTHBANK 3006	\$642,500	17/06/2017
306/39 Coventry St SOUTHBANK 3006	\$640,000	29/05/2017
606/39 Coventry St SOUTHBANK 3006	\$640,000	25/05/2017