

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

6/530 Toorak Road, Toorak 3142

Indicative selling price

Range
between

*\$500,000

& \$540,000

Median sale price

Median price \$1,253,000 House Unit X Suburb Toorak

Period - From 01/07/2017 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 six months that RT Edgar Boroondara estate agent and Glen Coutinho consider to be most comparable to the property for sale.

| Address of comparable property | Price | Date of sale |
|---------------------------------|-----------|--------------|
| 1 1/14 Denbigh Rd ARMADALE 3143 | \$598,000 | 25/02/2017 |
| 2 10/630 Toorak Rd TOORAK 3142 | \$560,000 | 25/02/2017 |
| 3 34/530 Toorak Rd TOORAK 3142 | \$517,500 | 04/03/2017 |