## 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

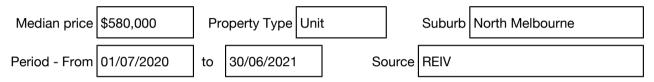
902/108 Haines Street, North Melbourne Vic 3051

#### Indicative selling price

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Single price \$459,000

#### Median sale price



#### 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 six 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
1	214/68 Leveson St NORTH MELBOURNE 3051	\$462,000	22/05/2021
2	102/130 Errol St NORTH MELBOURNE 3051	\$445,000	29/05/2021
3	207/25 Byron St NORTH MELBOURNE 3051	\$440,000	27/04/2021

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 six months.

This Statement of Information was prepared on:

16/08/2021 15:43



## WE DELIVER ... Biggin Scott

James Burne 9520 9020 0434 288 066 jburne@bigginscott.com.au





Property Type: Apartment Agent Comments Indicative Selling Price \$459,000 Median Unit Price Year ending June 2021: \$580,000

# **Comparable Properties**



 214/68 Leveson St NORTH MELBOURNE 3051
 Agent Comments (REI/VG)

 Image: 1
 Image: 1

 1
 Image: 1

Price: \$462,000 Method: Auction Sale Date: 22/05/2021 Property Type: Apartment



102/130 Errol St NORTH MELBOURNE 3051 Agent Comments (REI/VG)



Price: \$445,000 Method: Auction Sale Date: 29/05/2021 Property Type: Apartment



 207/25 Byron St NORTH MELBOURNE 3051
 Agent Comments

 (REI/VG)
 1

 1
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 1
 1

Price: \$440,000 Method: Private Sale Date: 27/04/2021 Property Type: Apartment

### Account - Biggin & Scott | P: 9520 9000 | F: 9533 6140



propertydata

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