

## 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

14/129-135 Grey Street East Melbourne VIC 3002

### Indicative selling price

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

Single Price

or range  
between

\$500,000

&

\$550,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$880,000

Property type

Unit

Suburb

East Melbourne

Period-from

01 Jul 2020

to

30 Jun 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

12/161 Wellington Parade South East Melbourne VIC 3002	\$550,000	06-Jul-21
11G/279 Wellington Parade South East Melbourne VIC 3002	\$460,000	01-Jun-21
2/161 Wellington Parade South East Melbourne VIC 3002	\$565,000	23-Apr-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.~~

This Statement of Information was prepared on: 14 July 2021



**12/161 Wellington Parade South  
East Melbourne VIC 3002**

1 1 1

Sold Price

<sup>RS</sup> **\$550,000**

Sold Date

**06-Jul-21**

Distance

**0.72km**



**11G/279 Wellington Parade South  
East Melbourne VIC 3002**

1 - -

Sold Price

**\$460,000**

Sold Date

**01-Jun-21**

Distance

**0.93km**



**2/161 Wellington Parade South East  
Melbourne VIC 3002**

1 1 1

Sold Price

**\$565,000**

Sold Date

**23-Apr-21**

Distance

**0.72km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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