## Statement of Information

Property offered for sale

# Single residential property located in the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Including suburl	dress o and code					
Indicative selling	g price					
For the meaning of	f this price see co	nsumer.vic.gov.au/ı	underquoting			
Range between	\$800,000	&	\$880,000			

### Median sale price

Median price	\$895,000	Pro	perty Type T	ownhouse		Suburb	Notting Hill
Period - From	27/11/2024	to	26/11/2025		Source	Property	/ Data

#### 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 sixmonths that the estate agent or agent's representative considers to be most comparable to the property for sale.

Add	dress of comparable property	Price	Date of sale
1	6 Reserve PI NOTTING HILL 3168	\$869,500	15/11/2025
2			
3			

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:	27/11/2025 13:53

