

# 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

2/24 Parkside Street, Elsternwick Vic 3185

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$680,000

&

\$720,000

### Median sale price

Median price

\$700,000

Property Type

Unit

Suburb

Elsternwick

Period - From

16/11/2019

to

15/11/2020

Source

REIV

### 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	3/25 Orrong Rd ELSTERNWICK 3185	\$690,500	02/06/2020
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:

16/11/2020 13:08

2/24 Parkside Street, Elsternwick Vic 3185

**Jellis  
Craig**

Nick Renna

9194 1200

0411 551 190

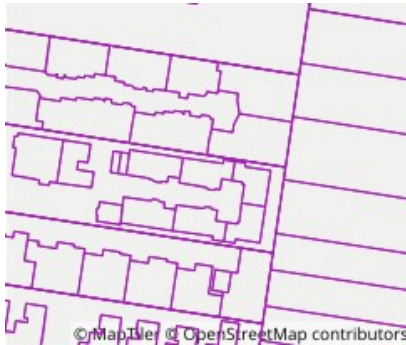
nickrenna@jellisrcraig.com.au

**Indicative Selling Price**

\$680,000 - \$720,000

**Median Unit Price**

16/11/2019 - 15/11/2020: \$700,000



**Property Type:** Strata Unit/Flat

Agent Comments

## Comparable Properties



**3/25 Orrong Rd ELSTERNWICK 3185 (VG)**

Agent Comments



**Price:** \$690,500

**Method:** Sale

**Date:** 02/06/2020

**Property Type:** Strata Unit/Flat

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.

**Account** - Jellis Craig | P: 03 9194 1200



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.