## **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		215/87-89 Raleigh Street, Essendon, VIC 3040							
Indicative selling price									
For the meaning of this price see consumer.vic.gov.au/underquoting									
Price Range	\$510,000			&	\$560,000				
Median sale price									
Median price	\$545,000		Property Type	Apart	ment	Suburb	Essendon (3040)		
Period - From	31/10	0/2024	to	31/10/2025	Source	purce realestate.com.au			
Comparable property sales									
В	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: 31/10/2025