

# Single residential property located in the Melbourne metropolitan area

**Sections 47AF of the Estate Agents Act 1980**

## Property offered for sale

Address  
Including suburb and  
postcode 1/44 Clive Street, Brighton East Vic 3187

## 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)

Range between \$1,250,000 & \$1,350,000

## Median sale price

Median price \$1,530,000 Property type Townhouse Suburb Brighton East

Period - From 18/10/2023 to 17/10/2024 Source REIV

## Comparable property sales

**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
4/60-62 Milroy St BRIGHTON EAST 3187	\$1,240,000	05/10/2024
7/38 Union St BRIGHTON EAST 3187	\$1,350,000	29/08/2024
2/111 Thomas St BRIGHTON EAST 3187	\$1,300,000	18/06/2024

This Statement of Information was prepared on: 18/10/2024