

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

417/173-177 Barkly Street St Kilda VIC 3182

Indicative selling price

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

Single Price

or range
between

\$340,000

&

\$365,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$500,000

Property type

Unit

Suburb

St Kilda

Period-from

01 Dec 2018

to

30 Nov 2019

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

307/173-177 Barkly Street St Kilda VIC 3182	\$360,000	01-Jul-19
405/7 Belford Street St Kilda VIC 3182	\$390,000	10-Jul-19
212/131 Acland Street St Kilda VIC 3182	\$361,000	10-Jul-19

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: 03 December 2019



307/173-177 Barkly Street St Kilda VIC 3182

1 1 1

Sold Price

\$360,000

Sold Date

01-Jul-19

Distance

-



405/7 Belford Street St Kilda VIC 3182

1 1 1

Sold Price

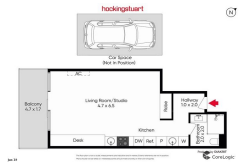
\$390,000

Sold Date

10-Jul-19

Distance

0.05km



212/131 Acland Street St Kilda VIC 3182

1 1 1

Sold Price

\$361,000

Sold Date

10-Jul-19

Distance

0.18km

RS = Recent sale

UN = Undisclosed Sale

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