

Statement of Information

Sections 47AF of the Estate Agents Act 1980

704/41 Batman Street, WEST MELBOURNE 3003

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$445,000

Median sale price

Median **Unit** for **WEST MELBOURNE** for period **Oct 2017 - Sep 2018**

Sourced from **Pricefinder**.

\$548,289

Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

207/118 Dudley Street,
West Melbourne 3003

Price **\$445,000** Sold 12
October 2018

109/145 Roden Street,
West Melbourne 3003

Price **\$438,888** Sold 23
August 2018

1210/33 Batman Street,
West Melbourne 3003

Price **\$432,500** Sold 10
November 2018

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.



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