

# 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

Penthouse 1/5-7 Carlton Street, Prahran, VIC 3181
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### Indicative selling price

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

Single Price

\$1,575,000
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### Median sale price

Median price

\$605,000
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Property Type

Unit
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Suburb

Prahran (3181)
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Period - From

01/07/2019
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to

30/09/2019
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Source

REIV
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### 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
2104/661 CHAPEL STREET, SOUTH YARRA VIC 3141	\$1,575,105	28/06/2019
3/59 DARLING STREET, SOUTH YARRA VIC 3141	\$1,541,000	26/10/2019
3/6 ST JOHNS LANE, TOORAK VIC 3142	\$1,400,000	26/06/2019

This Statement of Information was prepared on:

20/11/2019
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