



Rooms: 3

Property Type: Apartment

Agent Comments

Comparable Properties



2/93 Princess St KEW 3101 (VG)

Agent Comments



Price: \$725,000

Method: Sale

Date: 30/08/2018

Rooms: -

Property Type: Flat/Unit/Apartment (Res)



105/92 Kinkora Rd HAWTHORN 3122 (REI/VG)

Agent Comments



Price: \$705,000

Method: Auction Sale

Date: 30/06/2018

Rooms: 4

Property Type: Apartment



16/87-89 Denmark St KEW 3101 (REI)

Agent Comments



Price: \$680,000

Method: Sold Before Auction

Date: 10/10/2018

Rooms: 5

Property Type: Apartment

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

17/87-89 Denmark Street, Kew Vic 3101

Indicative selling price

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

Single price \$695,000

Median sale price

Median price \$656,000

House

Unit

X

Suburb Kew

Period - From 01/07/2018

to 30/09/2018

Source REIV

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 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
1	2/93 Princess St KEW 3101	\$725,000	30/08/2018
2	105/92 Kinkora Rd HAWTHORN 3122	\$705,000	30/06/2018
3	16/87-89 Denmark St KEW 3101	\$680,000	10/10/2018

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 six months.