



## 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

1210/241 City Road, Southbank, 3006

### Indicative selling price

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

Single price \$579,000.00

or range between

&

### Median sale price

Median price

\$470,000.00

Property type

Suburb

SOUTHBANK

Period - From

Apr 2019

to

Jun 2019

Source

REIV

### Comparable property sales

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
162/183 City Rd SOUTHBANK 3006	\$571,000.00	29/05/2019
2611/50 Albert Rd SOUTH MELBOURNE 3205	\$565,000.00	30/05/2019
111/88 Southbank Blvd SOUTHBANK 3006	\$555,000.00	20/06/2019

This Statement of Information was prepared on: Friday 13th September 2019