



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 202/88 Kavanagh Street, SOUTHBANK, 3006

Indicative selling price

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

Single price or range between \$600,000.00 & \$650,000.00

Median sale price

Median price \$586,000.00 Property type Unit/Apartment Suburb SOUTHBANK
Period - From Jul 2019 to Sep 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
2808/180 City Rd SOUTHBANK	\$650,000.00	10/09/2019
510/148 Wells St SOUTH MELBOURNE	\$636,000.00	26/09/2019
1807/180 City Rd SOUTHBANK	\$630,000.00	26/09/2019

This Statement of Information was prepared on: Thursday 07th November 2019