

# 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

111 Male Street, Brighton, VIC 3186
-------------------------------------

### Indicative selling price

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

Single price \$2,990,000 or range between &

### Median sale price

Median price \$3,267,500 Property type House Suburb Brighton

Period - From 16/09/2023 to 15/09/2024 Source pdol

### Comparable property sales

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.

Address of comparable property	Price	Date of sale
1 67 Lynch Cr, Brighton Vic	\$3,230,000	25/06/2024
2		
3		

This Statement of Information was prepared on: 16/09/2024

