

RT Edgar

STATEMENT OF INFORMATION

Unit offered for sale

Accolade – 1532 - 1536 High Street, Glen Iris VIC 3146

Indicative selling price

Unit type/class (ie. 1BR Apt)	Lower price		Higher price
2 Bedroom	\$995,000	&	\$1,100,000
3 Bedroom	\$1,195,000	&	\$2,510,000

Suburb unit median sale price

Median price	\$672,900	Suburb	GLEN IRIS
Period - From	01/04/2018	to	31/03/2019
Source	REIV		

Comparable property sales

A. These are the details of the three units that RT Edgar Albert agent and Paul Skafte consider to be most comparable to the unit for sale. These units must be of the same type or class as the unit for sale, been sold within the last six months, and located within two kilometers of the unit for sale.

Unit type/class	Address of comparable property	Price	Date of sale
2 Bedroom	1 3/49 Osborne Avenue, Glen Iris VIC 3146	\$841,000	15/03/2019
	2 304/770a Toorak Road, Glen Iris VIC 3146	\$910,000	13/04/2019
	3 105/1220-1224 Malvern Road, Malvern VIC 3144	\$951,000	30/05/2019

Unit type/class	Address of comparable property	Price	Date of sale
3 bedroom	1 2/343-345 Glenferrie Road, Malvern VIC 3144	\$1,600,000	25/05/2019
	2 7/343-345 Glenferrie Road, Malvern VIC 3144	\$1,795,000	16/05/2019
	3 1/1085 Malvern Road, Toorak VIC 3142	\$1,800,000	27/05/2019

