

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**1137 Hoddle Street (corner
Hotham St),
EAST MELBOURNE 3002**

Townhouse



3 beds



3 baths



1 parking

Indicative selling price

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

Single price \$1,450,000

Median sale price

Median **Townhouse** for **EAST MELBOURNE** for period **Oct 2016 - Sep 2017**

Sourced from **RP Data**.

\$3,820,000

Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

7 Webb Lane,
East Melbourne 3002

Price **\$1,350,000** Sold 17
June 2017

605/279 Wellington Parade South,
East Melbourne 3002

Price **\$1,552,000** Sold 18
July 2016

55/400 Victoria Parade,
East Melbourne 3002

Price **\$1,760,000** Sold 26
September 2015

This Statement of Information was prepared on 30th Sep 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP Data.

Nicholson Real Estate

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