

Adele Mirabella 0422 570 429 adelemirabella@jelliscraig.com.au

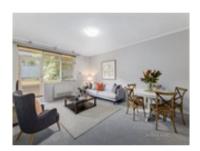
**Indicative Selling Price** \$560,000 - \$590,000 **Median Unit Price** Year ending March 2019: \$752,500



Rooms: 2

Property Type: Apartment **Agent Comments** 

## Comparable Properties



2/103 Walpole St KEW 3101 (REI)





Price: \$580,000 Method: Private Sale Date: 04/05/2019

Rooms: -

Property Type: Apartment

**Agent Comments** 



6/164 Princess St KEW 3101 (REI)





Price: \$560,000 Method: Auction Sale Date: 01/06/2019

Rooms: -

Property Type: Apartment

Agent Comments



103/121 Barkers Rd KEW 3101 (REI/VG)





Price: \$560.000 Method: Private Sale Date: 12/02/2019

Rooms: -

Property Type: Apartment

Agent Comments

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#### 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	119/369 High Street, Kew Vic 3101			

Addicas	1 19/309 Fligh Street, New Vic 3 10 1
Including suburb and	
postcode	

### Indicative selling price

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

Range between	\$560,000	&	\$590,000

#### Median sale price

Median price	\$752,500	Hou	se	Unit	Х	Suburb	Kew
Period - From	01/04/2018	to	31/03/2019		Source	REIV	

#### Comparable property sales (\*Delete A or B below as applicable)

A\* 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.

Add	dress of comparable property	Price	Date of sale
1	2/103 Walpole St KEW 3101	\$580,000	04/05/2019
2	6/164 Princess St KEW 3101	\$560,000	01/06/2019
3	103/121 Barkers Rd KEW 3101	\$560,000	12/02/2019

#### OR

B\* 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.

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