

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 3908/133-139 City Road, Southbank Vic 3006

Indicative selling price

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

Range between \$600,000 & \$660,000

Median sale price

Median price \$560,000

Unit X

Suburb Southbank

Period - From 01/04/2016 to 31/03/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
1806/151 City Rd SOUTHBANK 3006	\$620,000	19/04/2017
75/79 Whiteman St SOUTHBANK 3006	\$612,501	01/05/2017
2/96 Dodds St SOUTHBANK 3006	\$600,000	27/05/2017