

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

64 Barkers Road, Kew Vic 3101

Indicative selling price

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

Single price \$2,300,000

Median sale price

Median price \$2,017,500

Property Type House

Suburb Kew

Period - From 01/10/2018

to 30/09/2019

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.~~

	Address of comparable property	Price	Date of sale
1	104 Princess St KEW 3101	\$2,248,000	21/09/2019
2	21 Barkers Rd KEW 3101	\$2,160,800	17/08/2019
3			

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.

This Statement of Information was prepared on:

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3 2 4

Rooms: 5
Property Type: House
Land Size: 673 sqm approx
[Agent Comments](#)

George Bushby
03 9810 5087
0407 311 205
georgebushby@jellisrcraig.com.au

Indicative Selling Price
\$2,300,000
Median House Price
Year ending September 2019: \$2,017,500

Comparable Properties



104 Princess St KEW 3101 (REI/VG)

[Agent Comments](#)

4 2 2

Price: \$2,248,000
Method: Auction Sale
Date: 21/09/2019
Property Type: House (Res)
Land Size: 815 sqm approx



21 Barkers Rd KEW 3101 (REI/VG)

[Agent Comments](#)

3 1 1

Price: \$2,160,800
Method: Auction Sale
Date: 17/08/2019
Rooms: 5
Property Type: House (Res)
Land Size: 722 sqm approx

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.