

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

17 ST GEORGES ROAD, ARMADALE

Indicative selling price

Single price \$3,000,000

Median sale price

Median price \$2,130,000 House X Unit Suburb Armadale

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 six months that RT Edgar (Toorak) estate agent and Anthony Grimwade consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 6 St Georges Road, Armadale	\$3,000,000	31/03/2017
2 28 Lambeth Avenue, Armadale	\$2,675,000	03/12/2016
3 72 Chomley Street, Prahran	\$3,000,000	20/02/2017