

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

1/117 Rouse Street, Port Melbourne VIC 3207

Indicative selling price

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

Range between \$690,000 & \$750,000

Suburb median sale price

Median price \$750,000 Property Type Townhouse Suburb Port Melbourne

Period - From 01/04/2019 to 30/06/2019 Source REIV

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Boroondara estate agent and Nick Walker consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 309E/126 Rouse Street PORT MELBOURNE 3207	\$750,000	10/07/2019
2 407/166 Rouse Street PORT MELBOURNE 3207	\$750,000	31/05/2019
3 401/166 Rouse Street PORT MELBOURNE 3207	\$700,000	13/06/2019

This Statement of Information was prepared on 16/09/2019