

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

27/55-57 Hotham Street, St Kilda East Vic 3183

Indicative selling price

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

Range between \$690,000 & \$725,000

Median sale price

Median price \$590,500 Property Type Unit Suburb St Kilda East

Period - From 01/04/2019 to 31/03/2020 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	10/41 Chapel St ST KILDA 3182	\$710,000	29/02/2020
2			
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:

25/05/2020 14:30



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Property Type: Strata Unit/Flat
Agent Comments

Indicative Selling Price
\$690,000 - \$725,000
Median Unit Price
Year ending March 2020: \$590,500

Comparable Properties



10/41 Chapel St ST KILDA 3182 (REI/VG)

Agent Comments

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Price: \$710,000
Method: Auction Sale
Date: 29/02/2020
Rooms: 4
Property Type: Apartment

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.