

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

410/K6 High Street Windsor VIC 3181

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$350,000

&

\$385,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$568,750

Property type

Unit

Suburb

Windsor

Period-from

01 Aug 2020

to

31 Jul 2021

Source

Corelogic

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 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

3/28-30 Raleigh Street Windsor VIC 3181	\$359,000	22-Jun-21
2/32 Donald Street Prahran VIC 3181	\$360,000	19-May-21
4/29 Greville Street Prahran VIC 3181	\$354,000	29-May-21

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 6 months.~~

This Statement of Information was prepared on: 12 August 2021



3/28-30 Raleigh Street Windsor VIC 3181

1 1 1

Sold Price **\$359,000** Sold Date **22-Jun-21**

Distance **0.27km**



2/32 Donald Street Prahran VIC 3181

1 1 1

Sold Price **\$360,000** Sold Date **19-May-21**

Distance **0.39km**



4/29 Greville Street Prahran VIC 3181

1 1 1

Sold Price **\$354,000** Sold Date **29-May-21**

Distance **0.44km**

RS = Recent sale

UN = Undisclosed Sale

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