
STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

250 Ross Street, Port Melbourne, VIC 3207

INDICATIVE SELLING PRICE

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

Range Between \$1,275,000 & \$1,300,000

MEDIAN SALE PRICE

Median price \$1,490,000 | House | Port Melbourne (3207)

Period - From 1 January 2017 to 31 December 2017 | Source - CoreLogic

COMPARABLE PROPERTY SALES

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
120 CLARK STREET, PORT MELBOURNE VIC 3207	\$1,450,000	18/11/2017
179 STOKES ST, PORT MELBOURNE VIC 3207	\$1,220,000	18/09/2017
33 HEATH ST, PORT MELBOURNE VIC 3207	\$1,470,000	05/08/2017