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Indicative Selling Price \$1,400,000 - \$1,500,000 Median House Price June quarter 2017: \$1,717,500





Rooms:

Property Type: House (Previously

Occupied - Detached) **Land Size:** 160 sqm approx

Agent Comments

Comparable Properties



593 Canning St CARLTON NORTH 3054 (REI)

3





3 (1)

Price: \$1,540,000 **Method:** Auction Sale **Date:** 04/03/2017

Rooms: -

Property Type: House (Res) **Land Size:** 162 sqm approx



535 Station St CARLTON NORTH 3054 (REI)

1 2



6 -

Price: \$1,501,000 **Method:** Auction Sale **Date:** 03/06/2017

Rooms: -

Property Type: House (Res)

Agent Comments

Agent Comments



787 Rathdowne St CARLTON NORTH 3054

(REI/VG)

-2





Price: \$1,470,000 **Method:** Auction Sale **Date:** 01/04/2017

Rooms: -

Property Type: House (Res) **Land Size:** 136 sqm approx

Agent Comments

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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Address	242 Canning Street, Carlton North Vic 3054
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Including suburb and	
postcode	
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Indicative selling price

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

Range between	\$1,400,000	&	\$1,500,000

Median sale price

Median price	\$1,717,500	Н	ouse X	Su	ıburb	Carlton North
Period - From	01/04/2017	to	30/06/2017	Source	REIV	′

Comparable property sales

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
593 Canning St CARLTON NORTH 3054	\$1,540,000	04/03/2017
535 Station St CARLTON NORTH 3054	\$1,501,000	03/06/2017
787 Rathdowne St CARLTON NORTH 3054	\$1,470,000	01/04/2017

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