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 2  2  1

Rooms:
Property Type: Apartment
Agent Comments

Indicative Selling Price
\$620,000
Median Unit Price
March quarter 2017: \$528,000

Comparable Properties



101/166 Wellington Pde EAST MELBOURNE 3002 (REI) **Agent Comments**

 2  2  1

Price: \$660,000
Method: Private Sale
Date: 23/06/2017
Rooms: 3
Property Type: Apartment



312/45 York St RICHMOND 3121 (REI) **Agent Comments**

 2  2  1

Price: \$650,000
Method: Auction Sale
Date: 17/06/2017
Rooms: 3
Property Type: Apartment



806/8 Garfield St RICHMOND 3121 (REI) **Agent Comments**

 2  1  1

Price: \$645,000
Method: Sold Before Auction
Date: 07/06/2017
Rooms: 3
Property Type: Apartment

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

Lot102/120 Gipps Street, Abbotsford Vic 3067
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Indicative selling price

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

Single price

\$620,000

Median sale price

Median price

\$528,000

Unit

X

Suburb

Abbotsford

Period - From

01/01/2017

 to

31/03/2017

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
101/166 Wellington Pde EAST MELBOURNE 3002	\$660,000	23/06/2017
312/45 York St RICHMOND 3121	\$650,000	17/06/2017
806/8 Garfield St RICHMOND 3121	\$645,000	07/06/2017