

# RT Edgar

## STATEMENT OF INFORMATION

8 August 2017

### Property offered for sale

701C/142 Rouse Street, Port Melbourne 3207

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,100,000 & \$1,200,000

### Median sale price

Median price	\$710,000	House	Unit	X	Suburb	Port Melbourne
Period - From	08/05/2017	to	08/08/2017	Source	Propertydata.com.au	

### Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Albert Park estate agent and Gerald Betts consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
<b>1</b> 91/95 Rouse Street, Port Melbourne	\$1,295,000	24/04/2017
<b>2</b> 605/216 Rouse Street, Port Melbourne	\$1,450,000	22/02/2017
<b>3</b> 602/142 Rouse Street, Port Melbourne	\$1,000,000	13/05/2017

