

Statement of Information  
**Internet advertising for single residential property  
 located within or outside the Melbourne  
 metropolitan area**

Sections 47AF of the *Estate Agents Act 1980*

**Indicative selling price**

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

Single price \$\*  or range between \$430,000  &  \$470,000

**Median sale price**

(\*Delete house or unit as applicable)

Median price \$585,000  \*House  \*unit  X   
 Suburb or locality  St Kilda East   
 Period - From  01/04/2017  to  30/06/2017  Source  REIV

**Comparable property sales (\*Delete A or B below as applicable)**

A\* These are the three properties sold within two kilometres/five kilometres\* of the property for sale in the last six months/18 months\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
15/26 Hughenden Road, St Kilda East	\$548,000	29/07/2017
2/82 Westbury Street, St Kilda East	\$430,000	05/08/2017
13/2 Wando Grove, St Kilda East	\$463,000	29/07/2017