

Statement of Information

Single residential property located within or outside the Melbourne metropolitan area.

Property offered for sale

Address	194 Glen Eira Rd, ELSTERNWICK 3185
Including suburb	
and postcode.	

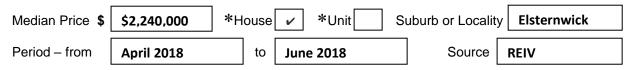
Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*delete single price or range as applicable)

Single Price \$	or range between \$	1,250.000	& \$	1.375.000

Median sale price

(*Select house or unit as applicable)



Comparable property sales

(*Select A or B as applicable)

✓ A*

These are the three properties sold within two kilometres of the property for sale in the last 6months 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
1.	14 Hartington Street, Elsternwick 3185	\$ 1,240,000	01/03/2018
2.	11 Marlborough Street, Balaclava 3183	\$ 1,395,000	17/03/2018
3.	22 Marlborough, Balaclava 3183	\$ 1,400,000	16/06/2018