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> Indicative Selling Price \$570,000 - \$620,000 Median Unit Price June quarter 2017: \$722,000





Rooms: 4

Property Type: Apartment Agent Comments

Comparable Properties



7/494 Glenferrie Rd HAWTHORN 3122 (REI/VG) Agent Comments

2

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4

Price: \$610,000 Method: Auction Sale Date: 18/02/2017

Rooms: 3

Property Type: Apartment



5/12-14 Symonds St HAWTHORN EAST 3123

(REI)

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Price: \$603,000 Method: Private Sale Date: 19/05/2017

Rooms: 3

Property Type: Apartment



8/29 Auburn Gr HAWTHORN EAST 3123

(REI/VG)

2

Price: \$597,000 Method: Auction Sale Date: 18/03/2017

Rooms: 4

Property Type: Apartment

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

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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

Property offered	for	sale
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Including suburb and	1/50 Leura Grove, Hawthorn East Vic 3123
postcode	

Indicative selling price

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

Range between	\$570,000	&	\$620,000

Median sale price

Median price	\$722,000		Unit X	Su	Iburb Hawthorn East
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
7/494 Glenferrie Rd HAWTHORN 3122	\$610,000	18/02/2017
5/12-14 Symonds St HAWTHORN EAST 3123	\$603,000	19/05/2017
8/29 Auburn Gr HAWTHORN EAST 3123	\$597,000	18/03/2017

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