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## UNIT Offered for Sale

1216/35 Malcolm Street South Yarra VIC 3141

 1  1  -

## Indicative Selling Price

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

Range between \$380,000 & \$400,000



## Median Sale Price

\$580,000 Units in South yarra between Oct 2016 - Sep 2017




Source: CoreLogic




## Comparable Property Sales

These are the 3 properties sold within 2 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.

<b>1109/229 Toorak Road South Yarra VIC 3141</b>	Sold Price	<b>\$380,000</b>	Sold Date	<b>26-May-17</b>
 1  1  -			Distance	<b>0.26km</b>



<b>1015/14 Claremont Street South Yarra VIC 3141</b>	Sold Price	<b>\$344,500</b>	Sold Date	<b>27-Jul-17</b>
 1  1  -			Distance	<b>0.27km</b>

<b>405/7 Claremont Street South Yarra VIC 3141</b>	Sold Price	<b>\$361,000</b>	Sold Date	<b>11-May-17</b>
 1  1  -			Distance	<b>0.34km</b>

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