



Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address (including Suburb and postcode)

406/ 22 St Kilda Road, ST KILDA, 3182

Indicative selling price

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

Single Price

\$445,000

or range between

&

Median sale price

Median price

\$520,000

Property type

Unit

Suburb

ST KILDA, 3182

Period from

16/03/2017

to

16/06/2017

Source

RP Data

Comparable property sale

These are the three properties sold within two kilometres of the property for sale in the last six 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

807/181 ST Kilda Rd ST Kilda

\$360,000

21/03/2017

214/78 Inkerman st St Kilda

\$442,500

19/03/2017

5/12 Acland st ST Kilda

\$429,000

15/02/2017