

# RT Edgar

## STATEMENT OF INFORMATION

26 September 2017

### Property offered for sale

7,9,11 Miami Street, Hawthorn East VIC 3123

### Indicative selling price

Single price \$3,600,000

### Median sale price

Median price \$1,875,000 House X Suburb Hawthorn East

Period - From 1/04/2017 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 six months that RT Edgar (Toorak) estate agent and (Justine Harris) consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
<b>1</b> 14 Callantina Road, Hawthorn	\$3,620,000	26/08/2017
<b>2</b> 15 Bonfield Avenue , Hawthorn East	\$3,500,000	21/09/2017
<b>3</b> 29 Fairmount Road, Hawthorn East	\$3,600,000	23/09/2017

