

Statement of Information

Multiple residential properties located in the Melbourne metropolitan area

Unit offered for sale

Address
Including suburb and
postcode 1-6/20 York St, Bonbeach

Indicative selling price

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

Unit type or class e.g. One bedroom units		Lower price		Higher price
Unit 1 – 3 bed, 2 bath, 2 garage	Or range between	\$870,000	&	\$910,000
Units 2/4 – 3 bed, 2 bath, 2 garage	Or range between	\$820,000	&	\$855,000
Unit 5 – 2 bed, 2 bath, 1 garage	Or range between	\$670,000	&	\$695,000
Unit 6 – 2 bed, 2 bath, 1 garage	Or range between	\$695,000	&	\$720,000

Suburb unit median sale price

Median price \$627,500 Suburb Bonbeach

Period - From 1/10/17 To 31/12/17 Source REIV

Depending on the state of the local property market, and on the level of interest for this property throughout the sale campaign, the price this property sells for, may be more or less than the current indicative selling price.

Comparable property sales (*Delete A or B below as applicable)

- B*** The estate agent or agent's representative reasonably believes that fewer than three comparable units were sold within two kilometres of the unit for sale in the last six months.