

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode 3/25 Wilson Street, Brighton Vic 3186

Indicative selling price

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

Range between \$1,600,000

&

\$1,670,000

Median sale price

Median price \$1,370,000

Unit X

Suburb Brighton

Period - From 01/04/2017

to 30/06/2107

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
6/25 Wilson St BRIGHTON 3186	\$1,530,000	01/04/2017
9/25 Wilson St BRIGHTON 3186	\$1,960,000	08/03/2017
8/25 Wilson St BRIGHTON 3186	\$1,545,000	27/03/2017