



Statement of Information

Sections 47AF of the Estate Agents Act 1980

2206/3 Yarra street,
SOUTH YARRA 3141

Unit



2 beds



1 baths



1 parking

Indicative selling price

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

**Range from \$780,000 -
\$830,000**

Median sale price

Median Unit for **South Yarra** for period **Oct 2016 - Apr 2017**
Sourced from **Realestate.com**.

\$630,000

Comparable property sales

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 the most comparable to the property for sale.

1010/32 Bray Street,
South Yarra 3141

Price **\$789,000** Sold 10 April 2017

403/79 River street,
South Yarra 3141

Price **\$850,000** Sold 22 April 2017

501/6 Murphy Street,
South Yarra 3141

Price **\$870,000** Sold 06 April 2017

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Realestate.com.

Contact agents

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