



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**307/40-44 Pakington St,  
ST KILDA 3182**

House



2 beds



1 baths



1 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range from \$570,000 -  
\$620,000**

### Median sale price

Median **House** for **ST KILDA** for period **Sep 2017 - Oct 2017**  
Sourced from **REA**.

**\$620,000**

### 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.

**3/174 Barkly St,** Price **\$640,000** Sold 23 September 2017  
St Kilda 3182

**14/23-25 Charnwood Road,** Price **\$602,000** Sold 17 September 2017  
St Kilda 3182

**8/44 Waterloo Crescent,** Price **\$630,000** Sold 06 September 2017  
St Kilda 3182

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 REA.

### Contact agents

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