
STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

502/123 Pelham Street, Carlton, VIC 3053

INDICATIVE SELLING PRICE

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

Range Between \$460,000 & \$500,000

MEDIAN SALE PRICE

Median price \$320,000 | Unit | Carlton (3053)

Period - From 19 January 2017 to 19 June 2017 | Source - PropertyData.com.au

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 most comparable to the property for sale.

Address of Comparable Property	Price	Date of Sale
806/123 PELHAM ST, CARLTON VIC 3053	\$560,000	06/04/2017
311D/604 SWANSTON ST, CARLTON VIC 3053	\$425,000	18/01/2017
505/111 LEICESTER ST, CARLTON VIC 3053	\$522,200	04/03/2017