

Statement of Information

**Internet advertising for single residential property located within or outside the Melbourne metropolitan area**

**Sections 47AF of the Estate Agents Act 1980**

**Indicative selling price**

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

Single price \$345,000 or range between \$ & \$

**Median sale price**

(\*Delete house or unit as applicable)

Median price \$385,000 \*House  \*unit  X Suburb or locality Hawthorn  
 Period - From 28/03 /2018 to 28/03 /2019 Source Realestate.com.au – 1 bedroom units

**Comparable property sales**

A\* These are the three properties sold within two kilometres of the property for sale in the last 18 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
707/616 Glenferrie Road, Hawthorn	\$362,000	20/12/2018
309/616 Glenferrie Road, Hawthorn	\$325,000	15/02/2019
415/616 Glenferrie Road, Hawthorn	\$345,000	15/02/2018