

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	8/142 Clark Street, Port Melbourne Vic 3207
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**Indicative selling price**

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

Range between  &

**Median sale price**

Median price	<input type="text" value="\$750,000"/>	Property Type	<input type="text" value="Unit"/>	Suburb	<input type="text" value="Port Melbourne"/>
Period - From	<input type="text" value="01/04/2019"/>	to	<input type="text" value="30/06/2019"/>	Source	<input type="text" value="REIV"/>

**Comparable property sales (\*Delete A or B below as applicable)**

**A\*** 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
1		
2		
3		

**OR**

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:



 1  1  1

Property Type: Apartment

Agent Comments

**Indicative Selling Price**

\$350,000 - \$380,000

**Median Unit Price**

June quarter 2019: \$750,000

## Comparable Properties

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The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

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Account - Cayzer | P: 03 9646 0812

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.