



3 2 up to 6

Rooms:

Property Type: Townhouse (Res)

Land Size:

Agent Comments

Indicative Selling Price

\$1,600,000 - \$1,725,000

Median House Price

March quarter 2017: \$2,906,000

Comparable Properties



29 Downshire Rd ELSTERNWICK 3185 (REI)

Agent Comments

3 2 2

Price: \$1,683,000

Method: Auction Sale

Date: 01/04/2017

Rooms: 5

Property Type: Townhouse (Res)

Land Size: 318 sqm



2 John St ELWOOD 3184 (REI)

Agent Comments

3 2 2

Price:

Method: Auction Sale

Date: 26/03/2017

Rooms: 4

Property Type: Townhouse (Res)

Land Size: 183 sqm

Sold undisclosed in excess of \$1,660,000.

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. There have been no recent sales in the complex which offer the unique size and 6 car basement facilities that number 30 has to offer as a point of difference.

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

30/49 Head Street, Brighton Vic 3186

Indicative selling priceFor the meaning of this price see consumer.vic.gov/underquoting

Range between \$1,600,000

&

\$1,725,000

Median sale price

Median price \$2,906,000

House

X

Suburb

Brighton

Period - From 01/01/2017

to

31/03/2017

Source REIV

Comparable property sales

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. There have been no recent sales in the complex which offer the unique size and 6 car basement facilities that number 30 has to offer as a point of difference.