

## 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

192A Bank Street, South Melbourne Vic 3205

#### Indicative selling price

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

Range between

\$800,000

&

\$880,000

#### Median sale price

Median price

\$610,100

House

Unit

X

Suburb

South Melbourne

Period - From

01/01/2018

to

31/03/2018

Source

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.~~



 3  1

**Rooms:** 5  
**Property Type:** Apartment  
**Land Size:** 74 sqm approx

**Agent Comments**  
Shop top apartment

**Indicative Selling Price**  
\$800,000 - \$880,000  
**Median Unit Price**  
March quarter 2018: \$610,100

## Comparable Properties



**105 Bank St SOUTH MELBOURNE 3205 (REI)** [Agent Comments](#)

 3  2  -

**Price:** \$1,300,000  
**Method:** Auction Sale  
**Date:** 05/05/2018  
**Rooms:** 6  
**Property Type:** Townhouse (Res)  
**Land Size:** 120 sqm approx



**15/287 Bank St SOUTH MELBOURNE 3205 (REI)** [Agent Comments](#)

 3  2  1

**Price:** \$1,140,000  
**Method:** Private Sale  
**Date:** 18/12/2017  
**Rooms:** 7  
**Property Type:** Apartment

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.