Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb and postcode	144 Clark Street, Port Melbourne

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price	$1,050,000	~~or range between~~	~~$~~	~~&~~	~~$~~

Median sale price

(*Delete house or unit as applicable)

Median price	$1,500,000	*House		*Unit	x	Suburb	Port Melbourne
Period - From	03/09/2017	to	03/09/2018	Source	Realestate.com.au		

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
5/190 Graham Street Port Melbourne VIC 3207	$970,000	14/07/2018
19 Capistrano Place Port Melbourne VIC 3207	$1,382,500	26/05/2018
505/89 Beach Street Port Melbourne VIC 3207	$1,230,000	03/07/2018