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

13 Collins Street, Brighton Vic 3186

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting										
Range betweer	\$4,800,000		&		\$5,200,000					
Median sale pi	rice									
Median price	\$3,325,000	Pro	operty Type	Hou	ise		Suburb	Brighton		
Period - From	01/01/2025	to	31/03/2025		So	urce	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.

Ado	dress of comparable property	Price	Date of sale
1	46 Foote St BRIGHTON 3186	\$5,075,000	12/04/2025
2	22 Campbell St BRIGHTON 3186	\$5,000,000	03/04/2025
3	2 William St BRIGHTON 3186	\$5,180,000	15/03/2025

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:

27/05/2025 12:11







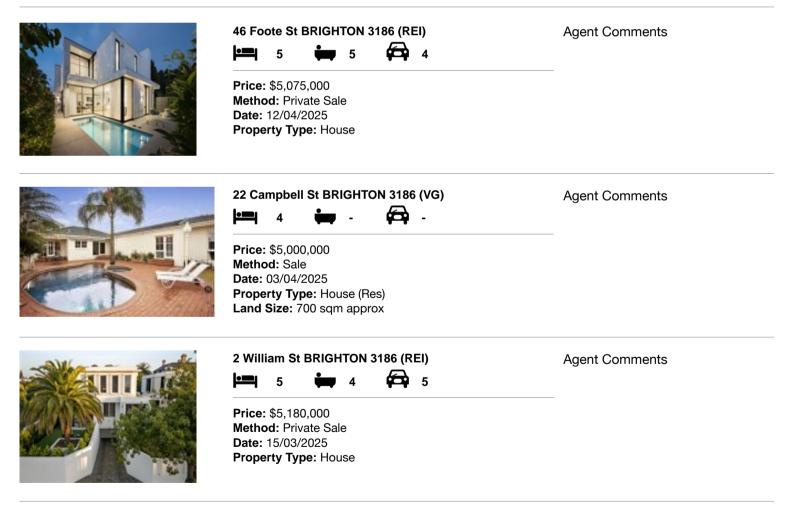


Property Type: House Agent Comments

Nick Renna 9194 1200 0411 551 190 nickrenna@jelliscraig.com.au

Indicative Selling Price \$4,800,000 - \$5,200,000 Median House Price March quarter 2025: \$3,325,000

Comparable Properties



Account - Jellis Craig | P: 03 9194 1200



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