

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

2/5 St Georges Road, Elsternwick, Vic 3185
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$675,000

 &

\$740,000

Median sale price

Median price

\$640,000

 Property type

Apartment

 Suburb

Elsternwick

Period - From

01/10/2023

 to

31/12/2023

 Source

REIV

Comparable property sales

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
1/18 St Georges Road, Elsternwick, VIC 3185	\$765,000	27/10/2023
11/31 St Georges Road, Elsternwick, VIC 3185	\$706,000	19/10/2023
7/35 Nepean Highway, Elsternwick, VIC 3185	\$725,000	17/08/2023

This Statement of Information was prepared on:

05/02/2024
