

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

26 Howitt Street, South Yarra, VIC 3141

Indicative selling price

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

Single price

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 or range between

\$1,200,000

 &

\$1,300,000

Median sale price

Median price

\$2,233,000

 Property type

House

 Suburb

South Yarra

Period - From

08/05/2023

 to

07/05/2024

 Source

pdol

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.

	Address of comparable property	Price	Date of sale
1	5/371 Dandenong Road, Armadale 3143	1,232,500	13/04/2024
2	7/12 Marne Street, South Yarra 3141	1,380,000	03/02/2024
3			

This Statement of Information was prepared on:

08/05/2024

