

## 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

3/66 GEORGE STREET EAST MELBOURNE VIC 3002

### Indicative selling price

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

Single Price

or range  
between

\$850,000

&

\$925,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$740,000

Property type

Unit

Suburb

East Melbourne

Period-from

01 Sep 2022

to

31 Aug 2023

Source

Corelogic

### 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 6 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

20/22-36 AGNES STREET EAST MELBOURNE VIC 3002	\$906,000	29-Jul-23
5/86-90 HOTHAM STREET EAST MELBOURNE VIC 3002	\$851,000	15-Apr-23
19/22-24 BOSISTO STREET RICHMOND VIC 3121	\$975,000	29-Apr-23

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 6 months.~~

This Statement of Information was prepared on: 20 September 2023



**20/22-36 AGNES STREET EAST  
MELBOURNE VIC 3002**

2 1 1

Sold Price

<sup>RS</sup> **\$906,000**

Sold Date

**29-Jul-23**

Distance

**0.75km**



**5/86-90 HOTHAM STREET EAST  
MELBOURNE VIC 3002**

2 1 1

Sold Price

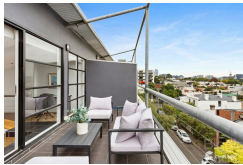
**\$851,000**

Sold Date

**15-Apr-23**

Distance

**0.18km**



**19/22-24 BOSISTO STREET  
RICHMOND VIC 3121**

2 1 1

Sold Price

**\$975,000**

Sold Date

**29-Apr-23**

Distance

**0.78km**

RS = Recent sale

UN = Undisclosed Sale

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