

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

5/164 Princess Street Kew 3101

Indicative selling price

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

Single price \$* or range between \$500,000 & \$550,000

Median sale price

Median price \$690,000 Property type 2 bed unit Suburb Kew

Period - From 1/7/2023 to 30/9/2023 Source REIV

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 3/43 Derby St Kew	\$610,000	29/7/2023
2 13/26-28 Disraeli St Kew	\$530,000	1/7/2023
3 1/164 Princess St Kew	\$540,000	29/3/2023

This Statement of Information was prepared on: 8/11/2023