

## 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

55 BARMAN STREET MOUNT ELIZA VIC 3930

### 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

\$2,600,000

&

\$2,800,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,600,000

Property type

House

Suburb

Mount Eliza

Period-from

01 May 2024

to

30 Apr 2025

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

15 BARMAN STREET MOUNT ELIZA VIC 3930	\$3,000,000	02-May-25

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: 21 May 2025

Kelsi Culhane

M 0438411725

E kelsi@mcewingpartners.com

**15 BARMAN STREET MOUNT ELIZA  
VIC 3930**Sold Price <sup>RS</sup> **\$3,000,000** <sup>UN</sup> Sold Date **02-May-25** 4  3  2Distance **0.45km****RS** = Recent sale**UN** = Undisclosed Sale

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