

# Statement of Information 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

UNIT 4/90 GARDNER STREET, RICHMOND, VIC 3121

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

or range between

\$460,000

&

\$490,000

## Median sale price

Median price

\$631,844

Property Type

Unit

Suburb

RICHMOND

Period - From

7/12/2022

to

7/12/2023

Source

CoreLogic

## Comparable property sales

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

6/34 DAVISON STREET RICHMOND VIC 3121

\$360,000

03/10/2023

513/253 BRIDGE ROAD RICHMOND VIC 3121

\$385,000

20/08/2023

211/6 LORD STREET RICHMOND VIC 3121

\$400,000

18/08/2023

This Statement of Information was prepared on: 7/12/2023