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	12/200 Lennox Street, Richmond Vic 3121

Indicative selling price

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

Range between $630,000 & $680,000

Median sale price

Median price $702,000 Property Type Unit Suburb Richmond

Period - From 01/10/2021 to 31/12/2021 Source REIV

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 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	1/43 Bunting St RICHMOND 3121	$700,000	12/10/2021
2	12/199A Lennox St RICHMOND 3121	$678,000	15/12/2021
3	8/5-7 Leslie St RICHMOND 3121	$674,000	18/08/2021

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 six months.~~

This Statement of Information was prepared on: 17/02/2022 17:06

12/200 Lennox Street, Richmond Vic 3121

Daniel Atsis
03 9421 7100
0408 556 927
daniel.atsis@belleproperty.com



2 1 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
$630,000 - $680,000
Median Unit Price
December quarter 2021: $702,000

Comparable Properties



1/43 Bunting St RICHMOND 3121 (REI/VG)

2 1 1

Price: $700,000
Method: Private Sale
Date: 12/10/2021
Property Type: Apartment

Agent Comments



12/199A Lennox St RICHMOND 3121 (REI)

2 1 1

Price: $678,000
Method: Sold Before Auction
Date: 15/12/2021
Property Type: Apartment

Agent Comments



8/5-7 Leslie St RICHMOND 3121 (REI)

2 1 1

Price: $674,000
Method: Sold Before Auction
Date: 18/08/2021
Property Type: Unit

Agent Comments

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