

# 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

2/113 Wellington Street, Kew Vic 3101

### Indicative selling price

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

Single price

\$1,095,000

### Median sale price

Median price

\$1,359,000

Property Type

Townhouse

Suburb

Kew

Period - From

02/09/2023

to

01/09/2024

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	1/207 Auburn Rd HAWTHORN 3122	\$1,050,000	31/08/2024
2			
3			

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:

02/09/2024 09:38

2/113 Wellington Street, Kew Vic 3101



Sarah Risteski  
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**Indicative Selling Price**

\$1,095,000

**Median Townhouse Price**

02/09/2023 - 01/09/2024: \$1,359,000



2   1   1

**Property Type:** Townhouse (Res)

Agent Comments

## Comparable Properties



1/207 Auburn Rd HAWTHORN 3122 (REI)

Agent Comments

2   1   2

**Price:** \$1,050,000

**Method:** Auction Sale

**Date:** 31/08/2024

**Property Type:** Unit

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.

**Account** - Jellis Craig | P: 03 9810 5000 | F: 03 9819 2511



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