Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

\$1,160,000

Property offered for sale

Address Including suburb and postcode 1/67 William Street, Brighton Vic 3186	
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Indicative selling price

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

Range between \$1,100,000	&	\$1,200,000
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Median sale price

Median price	\$990,000	Pro	perty Type Ur	nit		Suburb	Brighton
Period - From	01/07/2024	to	30/09/2024	So	urce	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.

Add	lress of comparable property	Price	Date of sale
1	9/249 New St BRIGHTON 3186	\$1,080,000	05/10/2024
2	4/249 New St BRIGHTON 3186	\$1,107,000	21/09/2024

OR

3

5/90 Were St BRIGHTON 3186

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:	06/11/2024 14:46



14/08/2024











Property Type: Strata Unit/Flat **Agent Comments**

Indicative Selling Price \$1,100,000 - \$1,200,000 **Median Unit Price** September quarter 2024: \$990,000

Comparable Properties

9/249 New St BRIGHTON 3186 (REI)





Price: \$1,080,000 Method: Private Sale Date: 05/10/2024 Property Type: Unit

Agent Comments



4/249 New St BRIGHTON 3186 (REI)





Price: \$1,107,000 Method: Auction Sale Date: 21/09/2024 Property Type: Unit

Agent Comments



5/90 Were St BRIGHTON 3186 (REI)



Price: \$1,160,000 Method: Private Sale Date: 14/08/2024 Property Type: Unit

Agent Comments

Account - Hodges | P: 03 9596 1111 | F: 03 9596 7139





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