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	3/29 Pine Street, Brighton East Vic 3187

Indicative selling price

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

Range between $800,000 & $880,000

Median sale price

Median price $915,000 Property Type Unit Suburb Brighton East

Period - From 06/05/2024 to 05/05/2025 Source Property Data

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	2/6 Cluden St BRIGHTON EAST 3187	$970,000	13/03/2025
2	7/12 Grenville St HAMPTON 3188	$825,000	13/03/2025
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: 06/05/2025 13:31

3/29 Pine Street, Brighton East Vic 3187



2 1 1

Rooms: 5
Property Type: Unit

Agent Comments

Indicative Selling Price
$800,000 - $880,000
Median Unit Price
06/05/2024 - 05/05/2025: $915,000

Comparable Properties



2/6 Cluden St BRIGHTON EAST 3187 (REI/VG)

2 1 1

Price: $970,000
Method: Private Sale
Date: 13/03/2025
Property Type: Unit

Agent Comments



7/12 Grenville St HAMPTON 3188 (REI)

2 1 1

Price: $825,000
Method: Sold Before Auction
Date: 13/03/2025
Property Type: Unit

Agent Comments

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.

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