



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**26A Latrobe Street,  
MENTONE 3194**

Unit



3 beds



2 baths



2 parking

### Indicative selling price

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

**Range \$780,000 - \$850,000**

### Median sale price

Median **Unit** for **MENT ONE** for period **Jun 2018 - Jun 2018**

Sourced from [www.realestate.com.au](http://www.realestate.com.au).

**\$825,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**20 Winsome Street,**  
Mentone 3194

Price **\$877,500** Sold 02  
March 2018

**1/2 Coleman Court,**  
Cheltenham 3192

Price **\$900,000** Sold 17  
March 2018

**1/96 LaTrobe Street,**  
Mentone 3194

Price **\$840,000** Sold 12  
February 2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from [www.realestate.com.au](http://www.realestate.com.au).

### Ray White Cheltenham

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### Contact agents



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