

Sales Schedule								
Suite	Address	Suburb	Suite Area (sq.m.)/	Car Spaces	Sale Date	Sale Price/ Date	Rate/m2 (Incl. Cars)	Comment
Toorak Offices - G.02	Tooronga Road	Hawthorn	107	4		\$ 812,900	\$ 7,597.20	Under Construction
Suites 802 & 804A	8-9 Yarra Street	South Yarra	122	2	Jan-10	\$ 908,000	\$ 7,442.62	Completed 2010
Suites 105 & 106	9-11 Claremont Street	South Yarra	261	10	Late 09	\$ 1,810,000	\$ 6,934.87	Completed 2008
Toorak Offices - G.15	Tooronga Road	Hawthorn	100	4		\$ 660,000	\$ 6,600.00	Under Construction
Podium Office 302	8-9 Yarra Street	South Yarra	86	1	Mar-10	\$ 565,000	\$ 6,569.77	Completed 2010
Toorak Offices - G.03	Tooronga Road	Hawthorn	107	4		\$ 686,500	\$ 6,415.89	Under Construction
	46 McFarlane Street	South Yarra	178	5	Sep-09	\$ 1,135,000	\$ 6,376.40	
Toorak Offices - G.04	Tooronga Road	Hawthorn	136	5		\$ 864,000	\$ 6,352.94	Under Construction
Crescent Offices - 2.04	Tooronga Road	Hawthorn	113	4		\$ 690,000	\$ 6,106.19	Under Construction
Suite 302	521 Toorak Road	Toorak	100	2	Late 09	\$ 585,000	\$ 5,850.00	Modern mixed use building
304	120 Bay Street	Port Melbourne	101	4	For Sale	\$ 580,000	\$ 5,742.57	New Building
301	120 Bay Street	Port Melbourne	225	11	For Sale	\$ 1,290,000	\$ 5,733.33	New Building
Crescent Offices - G.08	Tooronga Road	Hawthorn	81	3		\$ 463,500	\$ 5,722.22	Under Construction
Suite 601	10 Yarra Street	South Yarra	134	3	Apr-09	\$ 740,000	\$ 5,522.39	Completed 2007
Podium Office 4	5-7 Yarra Street	South Yarra	165	4	Feb-10	\$ 910,000	\$ 5,515.15	Completed 2009
Suite 28	209 Toorak Road	South Yarra	100	3	Apr-10	\$ 550,000	\$ 5,500.00	Older established building
Industry Business Hub - City Offices					Average Selling Price		\$ 5,477.00	New Development
Suite 28	150 Albert Road	South Melbourne	60	2	Aug-09	\$ 315,000	\$ 5,250.00	Older established building
Suite 20	37-39 Albert Road	Melbourne	80	3	Dec-09	\$ 416,000	\$ 5,200.00	Older established building
Level 1	2-4 Ross Street	South Melbourne	334	6	Oct-09	\$ 1,701,000	\$ 5,092.81	Existing building, no views or aspect
Level 2	44 Caroline Street	South Yarra	200	1	Sep-10	\$ 870,000	\$ 4,350.00	Older building completed 1970's

For Informantion Only