

## 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

411D/21 Robert Street Collingwood VIC 3066

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$560,000

&

\$600,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$667,500

Property type

Unit

Suburb

Collingwood

Period-from

01 Jul 2020

to

30 Jun 2021

Source

Corelogic

### 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 6 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

1302E/9 Robert Street Collingwood VIC 3066	\$600,000	18-May-21
307/6 Mater Street Collingwood VIC 3066	\$595,000	24-Apr-21
105/19 Judd Street Richmond VIC 3121	\$567,000	29-May-21

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 6 months.~~

This Statement of Information was prepared on: 01 July 2021



YORKSHIRE  
PROPERTY

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**1302E/9 Robert Street Collingwood VIC 3066** Sold Price **\$600,000** Sold Date **18-May-21**

2 1 1

Distance -



**307/6 Mater Street Collingwood VIC 3066** Sold Price **\$595,000** Sold Date **24-Apr-21**

2 2 1

Distance **1.21km**



**105/19 Judd Street Richmond VIC 3121** Sold Price <sup>RS</sup> **\$567,000** Sold Date **29-May-21**

2 1 1

Distance **1.47km**

RS = Recent sale

UN = Undisclosed Sale

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