

17 Donald Street, Brunswick Vic 3056



2 Bed 1 Bath - Car
Rooms: 4
Property Type: House (Previously Occupied - Detached)
Land Size: 169 sqm approx
Indicative Selling Price
 \$1,000,000 - \$1,080,000
Median House Price
 December quarter 2023:
 \$1,305,000

Comparable Properties



80 Donald Street, Brunswick 3056 (REI)

2 Bed 1 Bath - Car
Price: \$1,080,000
Method: Auction Sale
Date: 18/11/2023
Property Type: House
Land Size: 207 sqm approx
Agent Comments: Refurbished brick terrace of similar size



32 De Carle Street, Brunswick 3056 (REI)

2 Bed 1 Bath 1 Car
Price: \$1,040,000
Method: Private Sale
Date: 20/11/2023
Property Type: House
Land Size: 164 sqm approx
Agent Comments: Unusual brick residence



11 Walker Street, Coburg 3058 (REI/VG)

2 Bed 1 Bath 1 Car
Price: \$1,020,000
Method: Sold Before Auction
Date: 15/11/2023
Property Type: House (Res)
Land Size: 222 sqm approx
Agent Comments: Victorian weatherboard in good order

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode

17 Donald Street, Brunswick Vic 3056

Indicative selling price

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

Range between \$1,000,000 & \$1,080,000

Median sale price

Median price \$1,305,000 House x Suburb Brunswick

Period - From 01/10/2023 to 31/12/2023 Source REIV

Comparable property sales

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
80 Donald Street, BRUNSWICK 3056	\$1,080,000	18/11/2023
32 De Carle Street, BRUNSWICK 3056	\$1,040,000	20/11/2023
11 Walker Street, COBURG 3058	\$1,020,000	15/11/2023

This Statement of Information was prepared on:

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