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STATEMENT OF INFORMATION

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UNIT Offered for Sale

3/7 Meldrum Court Sunbury VIC 3429

2 1 1

Indicative Selling Price

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

Range between \$380,000 & \$418,000

Median Sale Price

\$365,050 Units in Sunbury between May 2017 - Apr 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



9A Lindsay Avenue Sunbury VIC 3429

2 1 2

Sold Price **\$383,000** Sold Date **10-Feb-18**

Distance **0.07km**



1/38 Heysen Drive Sunbury VIC 3429

3 1 1

Sold Price **\$400,000** Sold Date **18-Dec-17**

Distance **0.42km**



2/165 Gap Road Sunbury VIC 3429

2 1 1

Sold Price **\$415,000** Sold Date **26-Apr-18**

Distance **0.44km**

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