

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 14 Sturt Street, Sunbury, VIC 3429

Indicative selling price

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

Price Range

\$450,000

&

\$465,000

Median sale price

Median price

\$655,000

Property Type

House

Suburb

Sunbury (3429)

Period - From

03/02/2022

to

03/02/2022

Source

Core Logic RP Data

Comparable property sales

A 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
29 HUME STREET, SUNBURY VIC 3429	\$495,000	29/08/2021
3 HUME STREET, SUNBURY VIC 3429	\$535,000	10/12/2021
86 MITCHELLS LANE, SUNBURY VIC 3429	\$500,000	03/02/2022

This Statement of Information was prepared on: 17/02/2022