

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 29 CHANNEL WALK CRAIGIEBURN

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price  or range between \$390,000 & \$420,000

### Median sale price

Median price \$382,000 \*House ☐ \*Unit ☒ Suburb CRAIGIEBURN  
Period - From APRIL 2019 to CURRENT Source CORELOGIC RP DATA

### 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
31 Honour Street Craigieburn –0.77KM	\$409,000	26/03/2019
163 Central Park Avenue Craigieburn – 0.86KM	\$415,000	24/05/2019
165 Central Park Avenue Craigieburn – 0.86KM	\$410,000	24/04/2019

Property data source: CORELOGIC RP DATA. Generated on 14/08/2019.