

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 2 RAMSBURY STREET CRAIGIEBURN

Indicative selling price

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

Single price \$ or range between \$550,000 \$580,000

Median sale price

Median price \$550,000 *House ☒ *Unit ☐ Suburb CRAIGIEBURN
Period - From JANUARY 2019 to CURRENT Source CORELOGIC 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
46 LAKES DRIVE CRAIGIEBURN – 0.69KM	\$580,000	10/4/2019
5 SMEATON COURT CRAIGIEBURN – 0.76KM	\$570,000	22/11/2018
10 BANK STREET CRAIGIEBURN - 1.3KM	\$565,000	8/4/2019

Property data source: CORELOGIC RP DATA. Generated on 7TH OF MAY 2019.