

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

210/11 Copernicus Crescent Bundoora VIC 3083

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$335,000

&

\$355,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$427,000

Property type

Unit

Suburb

Bundoora

Period-from

01 Dec 2019

to

30 Nov 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two 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.

Address of comparable property

Price

Date of sale

207/11 Copernicus Crescent Bundoora VIC 3083	\$386,000	07-Nov-19
101/28 Galileo Gateway Bundoora VIC 3083	\$375,000	05-Jul-19
204/5 Zenith Rise Bundoora VIC 3083	\$382,000	18-Oct-19

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 10 December 2020



207/11 Copernicus Crescent Bundoora VIC 3083

 2  2  1

Sold Price

\$386,000

Sold Date **07-Nov-19**

Distance

-



101/28 Galileo Gateway Bundoora VIC 3083

 2  2  1

Sold Price

\$375,000

Sold Date **05-Jul-19**

Distance

0.08km



204/5 Zenith Rise Bundoora VIC 3083

 2  2  1

Sold Price

\$382,000

Sold Date **18-Oct-19**

Distance

0.08km

RS = Recent sale

UN = Undisclosed Sale

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