

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

515/88 Trenerry Crescent, Abbotsford Vic 3067

Indicative selling price

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

Range between \$750,000 & \$800,000

Median sale price

Median price \$607,000

Property Type Unit

Suburb Abbotsford

Period - From 17/05/2020

to 16/05/2021

Source REIV

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 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
1	404/205 Gipps St ABBOTSFORD 3067	\$830,000	14/02/2021
2	21/115 Oxford St COLLINGWOOD 3066	\$820,000	27/03/2021
3	610/88 Trenerry Cr ABBOTSFORD 3067	\$750,000	12/05/2021

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 six months.~~

This Statement of Information was prepared on:

17/05/2021 16:57

515/88 Trenerry Crescent, Abbotsford Vic 3067

Domenic Zanellini

03 9347 1170

0404 878 879

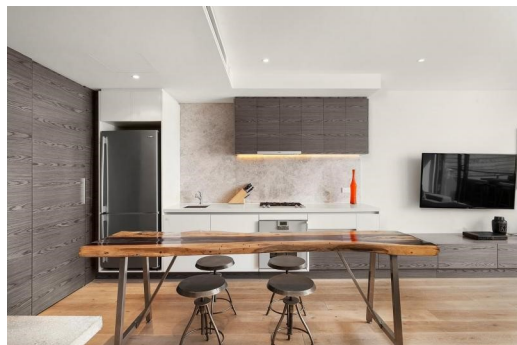
domenic.zanellini@belleproperty.com

Indicative Selling Price

\$750,000 - \$800,000

Median Unit Price

17/05/2020 - 16/05/2021: \$607,000



2 2 1

Rooms: 3

Property Type: Apartment

Agent Comments

Comparable Properties



404/205 Gipps St ABBOTSFORD 3067 (REI/VG) Agent Comments

2 1 1

Price: \$830,000

Method: Sold Before Auction

Date: 14/02/2021

Property Type: Apartment



21/115 Oxford St COLLINGWOOD 3066 (REI) Agent Comments

2 1 1

Price: \$820,000

Method: Auction Sale

Date: 27/03/2021

Property Type: Apartment



610/88 Trenerry Cr ABBOTSFORD 3067 (REI) Agent Comments

2 2 1

Price: \$750,000

Method: Sold Before Auction

Date: 12/05/2021

Property Type: Unit

Account - Belle Property Carlton & Melbourne | P: 03 9347 1170 | F: 03 9347 1161



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.