

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

3/80 Hopetoun Avenue Brunswick West VIC 3055

Indicative selling price

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

Single Price

\$535,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$520,000

Property type

Unit

Suburb

Brunswick West

Period-from

01 Apr 2019

to

31 Mar 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

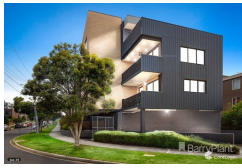
Date of sale

18/80 Hopetoun Avenue Brunswick West VIC 3055	\$535,000	13-Feb-20
201/358 Moreland Road Brunswick West VIC 3055	\$500,000	16-Dec-19
2/466-468 Albion Street Brunswick West VIC 3055	\$600,000	29-Nov-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: 04 April 2020



18/80 Hopetoun Avenue Brunswick West VIC 3055

Sold Price

\$535,000

Sold Date

13-Feb-20



2



2



1

Distance

-



201/358 Moreland Road Brunswick West VIC 3055

Sold Price

\$500,000

Sold Date

16-Dec-19



2



1



1

Distance

0.43km



2/466-468 Albion Street Brunswick West VIC 3055

Sold Price

\$600,000

Sold Date

29-Nov-19



2



1



1

Distance

0.99km

RS = Recent sale

UN = Undisclosed Sale

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