

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

1002D/21 Robert Street Collingwood VIC 3066

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

\$660,000

&

\$710,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$625,000

Property type

Unit

Suburb

Collingwood

Period-from

01 Feb 2020

to

31 Jan 2021

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

1101D/21 Robert Street Collingwood VIC 3066	\$675,000	15-Dec-20
402/20 Peel Street Collingwood VIC 3066	\$700,000	28-Nov-20
131/158 Smith Street Collingwood VIC 3066	\$665,000	02-Nov-20

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: 08 February 2021



YORKSHIRE
PROPERTY
Patrick Coy

P 03 9998 8100

M 0402 075 501

E patrick@yorkshireproperty.com.au



1101D/21 Robert Street Collingwood VIC 3066 Sold Price ^{RS} **\$675,000** ^{UN} Sold Date **15-Dec-20**

2 2 1

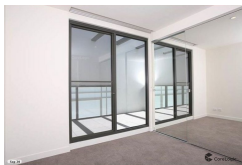
Distance -



402/20 Peel Street Collingwood VIC 3066 Sold Price ^{RS} **\$700,000** Sold Date **28-Nov-20**

2 1 1

Distance **0.23km**



131/158 Smith Street Collingwood VIC 3066 Sold Price **\$665,000** Sold Date **02-Nov-20**

2 2 1

Distance **0.36km**

RS = Recent sale

UN = Undisclosed Sale

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