

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

52 Hume Street, Greensborough VIC 3088

Indicative selling price

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

Range between

\$1,150,000

&

\$1,250,000

Median sale price

Median price

\$1,022,500

Property Type

House

Suburb

Greensborough

Period - From

18/08/2024

to

17/02/2025

Source

price_finder

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

A* These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
143 Mountain View Rd, Briar Hill	\$1,230,000	05/02/2025
47 Kempston St, Greensborough	\$1,200,000	08/02/2025
41 Mountain View Road Montmorency VIC	\$1,215,000	24/08/2024

This Statement of Information was prepared on:

18/02/2025