
STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

10 MONTREAL CIRCUIT CRAIGIEBURN

Indicative selling price

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

Single price

\$357,000

Median sale price

Median price

\$344,500

*LAND

X

Suburb

CRAIGIEBURN

Period - From

October

to

CURRENT

Source

CORELOGIC RP DATA

Comparable property sales

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
55 Streamside Drive Craigieburn – 0.26Km	\$360,000	28/08/2018
16 Bold Street Craigieburn – 1.30Km	\$355,000	07/09/2018
105 Champion Parade Craigieburn – 1.27Km	\$352,000	07/09/2018