

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

207/88 Trenerry Crescent, Abbotsford Vic 3067

Indicative selling price

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

Range between \$860,000

&

\$910,000

Median sale price

Median price \$600,750

Property Type Unit

Suburb Abbotsford

Period - From 22/06/2020

to

21/06/2021

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	504/88 Trenerry Cr ABBOTSFORD 3067	\$885,000	17/04/2021
2	901/470 Smith St COLLINGWOOD 3066	\$881,000	07/05/2021
3	2/78 Oxford St COLLINGWOOD 3066	\$916,000	30/04/2021

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:

22/06/2021 09:05

207/88 Trenerry Crescent, Abbotsford Vic 3067

Domenic Zanellini

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Indicative Selling Price

\$860,000 - \$910,000

Median Unit Price

22/06/2020 - 21/06/2021: \$600,750



 3  2  2

Property Type: Apartment

Agent Comments

Comparable Properties

504/88 Trenerry Cr ABBOTSFORD 3067 (REI)

Agent Comments

 2  2  1

Price: \$885,000

Method: Auction Sale

Date: 17/04/2021

Property Type: Apartment



901/470 Smith St COLLINGWOOD 3066 (REI)

Agent Comments

 2  2  2

Price: \$881,000

Method: Sold Before Auction

Date: 07/05/2021

Property Type: Apartment



2/78 Oxford St COLLINGWOOD 3066 (REI/VG)

Agent Comments

 2  1  1

Price: \$916,000

Method: Sold Before Auction

Date: 30/04/2021

Property Type: Apartment

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