

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 410/200 Lygon Street, Brunswick East, VIC 3057

Indicative selling price

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

Price Range \$280,000 & \$295,000

Median sale price

Median price \$512,500 Property Type House Suburb Brunswick East (3057)
Period - From 12/01/2020 to 12/01/2021 Source PDOL

Comparable property sales

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
8/4 BIK LANE, FITZROY NORTH VIC 3068	\$345,000	13/07/2020
603/360 LYGON STREET, BRUNSWICK EAST VIC 3057	\$337,500	09/09/2020
107/1 BRUNSWICK ROAD, BRUNSWICK EAST VIC 3057	\$335,000	03/08/2020

This Statement of Information was prepared on: 02/09/2022