

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

4/28 Rushall Street, Fairfield Vic 3078

Indicative selling price

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

Range between \$480,000

&

\$520,000

Median sale price

Median price \$525,000

Property Type Unit

Suburb Fairfield

Period - From 29/07/2020

to

28/07/2021

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	2/128 Gillies St FAIRFIELD 3078	\$475,000	12/02/2021
2			
3			

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:

29/07/2021 13:27

4/28 Rushall Street, Fairfield Vic 3078



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Indicative Selling Price

\$480,000 - \$520,000

Median Unit Price

29/07/2020 - 28/07/2021: \$525,000



2 1 1

Property Type: Apartment

Agent Comments

Comparable Properties



2/128 Gillies St FAIRFIELD 3078 (VG)

Agent Comments

2 - -

Price: \$475,000

Method: Sale

Date: 12/02/2021

Property Type: Strata Flat - Single OYO Flat

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.

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