

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

3 Brunel Street South Kingsville VIC 3015

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$780,000

&

\$820,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$982,500

Property type

Other

Suburb

South Kingsville

Period-from

01 Aug 2020

to

31 Jul 2021

Source

Corelogic

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 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

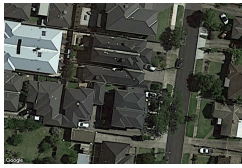
Date of sale

44B Saltley Street South Kingsville VIC 3015	\$796,000	27-Feb-21
1/47A New Street South Kingsville VIC 3015	\$860,000	07-Jun-21
51 Buninyong Street Yarraville VIC 3013	\$800,000	31-Mar-21

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 6 months.~~

This Statement of Information was prepared on: 02 August 2021



44B Saltley Street South Kingsville VIC 3015

 2  1  1

Sold Price

\$796,000

Sold Date

27-Feb-21

Distance

0.36km



1/47A New Street South Kingsville VIC 3015

 3  2  2

Sold Price

\$860,000

Sold Date

07-Jun-21

Distance

0.43km



51 Buninyong Street Yarraville VIC 3013

 3  2  1

Sold Price

\$800,000

Sold Date

31-Mar-21

Distance

1.72km

RS = Recent sale

UN = Undisclosed Sale

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