

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

8 Ramsbury Street Craigieburn

Indicative selling price

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

Single price

or range between

\$595,000

&

\$650,000

Median sale price

Median price

\$537,000

House

X

Unit

Suburb

Craigieburn

Period

July 2018

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
25 Golfview Drive Craigieburn 0.67 Km	\$617,000	18 May 2018
12 Pine Valley Rise Craigieburn 0.78 Km	\$642,500	13 Oct 2018
29 Waterford Avenue Craigieburn 0.44 Km	\$630,000	09 Aug 2018

Property data source: CoreLogic RP Data