

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

1101D/21 Robert Street Collingwood VIC 3066

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

\$650,000

&

\$699,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$610,000

Property type

Unit

Suburb

Collingwood

Period-from

01 Oct 2019

to

30 Sep 2020

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

304/28 Stanley Street Collingwood VIC 3066	\$655,000	21-Jul-20
312/470 Smith Street Collingwood VIC 3066	\$668,000	08-Jul-20
509/88 Trenerry Crescent Abbotsford VIC 3067	\$700,000	23-Jul-20

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: 28 October 2020



YORKSHIRE
PROPERTY

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304/28 Stanley Street Collingwood VIC 3066 Sold Price **\$655,000** Sold Date **21-Jul-20**

2 1 1

Distance **0.49km**



312/470 Smith Street Collingwood VIC 3066 Sold Price **\$668,000** Sold Date **08-Jul-20**

2 2 1

Distance **1.29km**



509/88 Trenerry Crescent Abbotsford VIC 3067 Sold Price **\$700,000** Sold Date **23-Jul-20**

2 2 1

Distance **1.39km**

RS = Recent sale

UN = Undisclosed Sale

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