

5/10 Donald Street, Brunswick Vic 3056



2 Bed 1 Bath 1 Car

Property Type: Apartment

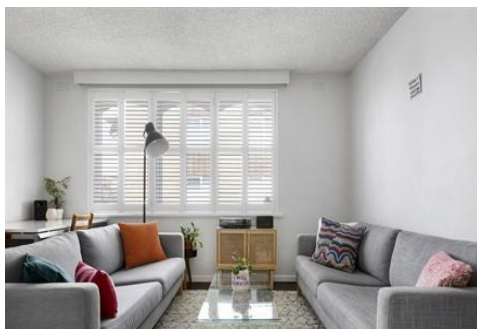
Indicative Selling Price

\$545,000

Median House Price

29/04/2021-28/04/2022: \$595,000

Comparable Properties



3/49 De Carle Street, Brunswick 3056 (REI/VG)

2 Bed 1 Bath 2 Car

Price: \$580,000

Method: Private Sale

Date: 11/03/2022

Property Type: Flat

Agent Comments: Similar location Slightly more renovated Superior property



7/376 Albert Street, Brunswick 3056 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$525,000

Method: Sold Before Auction

Date: 17/11/2021

Property Type: Apartment

Agent Comments: Similar age property Not updated Closer to CBD Comparable property



8/15 De Carle Street, Brunswick 3056 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$482,001

Method: Private Sale

Date: 20/12/2021

Property Type: Apartment

Agent Comments: Smaller property No balcony Similar location Inferior property

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

5/10 Donald Street, Brunswick Vic 3056

Indicative selling price

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

Range between

\$545,000

Median sale price

Median price

\$595,000

Unit

x

Suburb

Brunswick

Period - From

29/04/2021

to

28/04/2022

Source

REIV

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
3/49 De Carle Street, BRUNSWICK 3056	\$580,000	11/03/2022
7/376 Albert Street, BRUNSWICK 3056	\$525,000	17/11/2021
8/15 De Carle Street BRUNSWICK 3056	\$482,001	20/12/2021

This Statement of Information was prepared on:

06/06/2022