

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

3/13-15 LOGAN COURT SUNBURY VIC 3429

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

\$510,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$465,000

Property type

Unit

Suburb

Sunbury

Period-from

01 Aug 2022

to

31 Jul 2023

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

2/13-15 LOGAN COURT SUNBURY VIC 3429	\$545,000	19-Mar-23
1/16 LOGAN COURT SUNBURY VIC 3429	\$512,500	15-Jun-23
1/36 FERRIS STREET SUNBURY VIC 3429	\$520,000	11-Apr-23

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.~~

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2/13-15 LOGAN COURT SUNBURY VIC 3429

3 2 1

Sold Price

\$545,000

Sold Date

19-Mar-23

Distance

0.02km



1/16 LOGAN COURT SUNBURY VIC 3429

2 1 2

Sold Price

\$512,500

Sold Date

15-Jun-23

Distance

0.04km



1/36 FERRIS STREET SUNBURY VIC 3429

3 2 1

Sold Price

\$520,000

Sold Date

11-Apr-23

Distance

1.08km

RS = Recent sale

UN = Undisclosed Sale

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