

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

6 Kooyong Way Craigieburn VIC 3064

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

\$400,000

&

\$440,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$530,000

Property type

House

Suburb

Craigieburn

Period-from

01 Sep 2018

to

31 Aug 2019

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

4 Mittagong Rise Craigieburn VIC 3064	\$405,000	29-Jul-19
24 Creighton Way Craigieburn VIC 3064	\$397,000	21-Apr-19
32 Girraween Crescent Craigieburn VIC 3064	\$424,000	14-Sep-19

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: 18 September 2019



4 Mittagong Rise Craigieburn VIC 3064

 3  1  1

Sold Price

\$405,000

Sold Date

29-Jul-19

Distance

0.89km



24 Creighton Way Craigieburn VIC 3064

 3  1  2

Sold Price

\$397,000

Sold Date

21-Apr-19

Distance

0.98km



32 Girraween Crescent Craigieburn VIC 3064

 3  1  1

Sold Price

\$424,000

Sold Date

14-Sep-19

Distance

0.98km

RS = Recent sale

UN = Undisclosed Sale

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