

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

6/109-113 Gold 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

\$265,000

&

\$290,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$572,500

Property type

Unit

Suburb

Collingwood

Period-from

01 Nov 2018

to

31 Oct 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

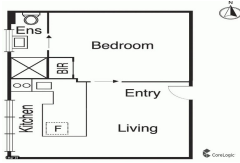
Date of sale

12/35-41 Napier Street Fitzroy VIC 3065	\$290,000	27-Apr-19
76/570-574 Lygon Street Carlton VIC 3053	\$280,000	26-Jan-19
106/8 Garfield Street Richmond VIC 3121	\$271,000	21-Feb-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: 12 November 2019



12/35-41 Napier Street Fitzroy VIC 3065

Sold Price

\$290,000

Sold Date

27-Apr-19

1

1

2

Distance

1.61km



76/570-574 Lygon Street Carlton VIC 3053

Sold Price

\$280,000

Sold Date

26-Jan-19

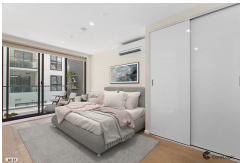
1

-

-

Distance

1.78km



106/8 Garfield Street Richmond VIC 3121

Sold Price

\$271,000

Sold Date

21-Feb-19

1

1

-

Distance

1.91km

RS = Recent sale

UN = Undisclosed Sale

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