

Statement of Information Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

224 Albert Street, Brunswick 3056

Indicative selling price

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

Single price \$850,000

or range between \$

&

\$

Median sale price

Median price \$1,080,000

*House

x

*unit

Suburb
or locality

Brunswick

Period - From July 2016

to

June 2017

Source

Core Logic RP Data

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
1. 2 Cassels Road, Brunswick	\$900,000	25/3/17
2. 73 Mitchell Street, Brunswick	\$893,000	3/7/17
3. 17 Ballarat Street, Brunswick	\$871,000	22/5/17