

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

12/11 Troward Harvey 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

\$349,000

&

\$369,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$404,000

Property type

Unit

Suburb

Craigieburn

Period-from

01 Jul 2020

to

30 Jun 2021

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

16/29 Ardsley Circuit Craigieburn VIC 3064	\$370,000	26-Apr-21
14/1-15 Beddison Road Craigieburn VIC 3064	\$378,500	05-May-21
21 Huntington Drive Craigieburn VIC 3064	\$376,000	22-Feb-21

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: 03 July 2021



**16/29 Ardsley Circuit Craigieburn
VIC 3064**

 2  1  2

Sold Price

\$370,000

Sold Date

26-Apr-21

Distance

0.28km



**14/1-15 Beddison Road Craigieburn
VIC 3064**

 2  1  2

Sold Price

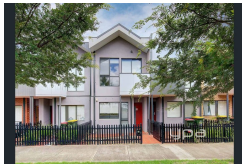
\$378,500

Sold Date

05-May-21

Distance

1.25km



**21 Huntington Drive Craigieburn
VIC 3064**

 2  1  1

Sold Price

\$376,000

Sold Date

22-Feb-21

Distance

1.31km

RS = Recent sale

UN = Undisclosed Sale

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