

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

6/135 RALEIGH STREET THORNBURY VIC 3071

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

\$370,000

&

\$405,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$660,000

Property type

Unit

Suburb

Thornbury

Period-from

01 Nov 2023

to

31 Oct 2024

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

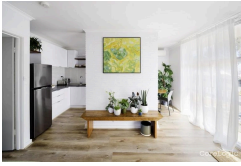
Date of sale

10/15 RENNIE STREET THORNBURY VIC 3071	\$385,000	03-Jul-24
11/57 PENDER STREET THORNBURY VIC 3071	\$390,000	09-Aug-24
5/48 WOOLTON AVENUE THORNBURY VIC 3071	\$390,000	06-Jul-24

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 2024



10/15 RENNIE STREET THORBURY VIC 3071 Sold Price **\$385,000** Sold Date **03-Jul-24**

1 1 1

Distance **1.57km**



11/57 PENDER STREET THORBURY VIC 3071 Sold Price **\$390,000** Sold Date **09-Aug-24**

1 1 1

Distance **0.63km**



5/48 WOOLTON AVENUE THORBURY VIC 3071 Sold Price Sold Date **06-Jul-24**

1 1 1

Distance **1.21km**

RS = Recent sale UN = Undisclosed Sale

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