

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

45 Mitford Crescent Craigieburn

Indicative selling price

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

Single price

or range between

\$639,000

&

\$649,000

Median sale price

Median price

\$500,000

House

X

Unit

Suburb

Craigieburn

Period

Jan 2018

to

Current

Source

CoreLogic 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
18 Cimperwood Drive Craigieburn 1.89 Km	\$615,000	19 Feb 2018
15 Hothlyn Drive Craigieburn 0.42 Km	\$625,000	17 Jan 2018
4 Cimperwood Drive Craigieburn 1.82 Km	\$640,000	27 Feb 2018

Property data source: CoreLogic RP Data