



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 512/8 Olive York Way, Brunswick West, 3055

Indicative selling price

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

Single price or range between \$290,000.00 & \$319,000.00

Median sale price

Median price \$540,000.00 Property type Unit/Apartment Suburb BRUNSWICK WEST

Period - From Aug 2020 to Jul 2021 Source Corelogic

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
104/8 Olive York Way Brunswick West VIC 3055	\$305,000.00	22/06/2021
313/8 Olive York Way Brunswick West VIC 3055	\$315,000.00	7/03/2021
G16/12 Olive York Way Brunswick West VIC 3055	\$320,000.00	6/08/2021

This Statement of Information was prepared on: Monday 16th August 2021