

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

1 ROBUSTA AVENUE BUNDOORA VIC 3083

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

\$1,620,000

&

\$1,720,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$860,000

Property type

House

Suburb

Bundoora

Period-from

01 May 2023

to

30 Apr 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

38 BRAMBLE CRESCENT BUNDOORA VIC 3083

1720000

29-Feb-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: 18 May 2024

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**38 BRAMBLE CRESCENT
BUNDOORA VIC 3083**

 5  3  2

Sold Price

1720000 Sold Date **29-Feb-24**

Distance

0.3km

RS = Recent sale **UN** = Undisclosed Sale

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