

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

2 Lillian Street, Brunswick, 3056

Indicative selling price

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

Single price \$ or range between \$850,000 & \$880,000

Median sale price

Median price \$1,100,000 *House x *unit Suburb or locality Brunswick
Period - From Sept 2016 to Aug 2017 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
1. 73 Mitchell Street, Brunswick	\$893,000	30/6/17
2. 17 Ballarat Road, Brunswick	\$871,000	22/5/17
3. 37 Dunstan Ave Brunswick	\$905,000	19/8/17