

## 201/2 Olive York Way, Brunswick West Vic 3055



**1 Bed 1 Bath 1 Car**

**Property Type:** Strata Unit/ Flat

**Indicative Selling Price**

\$315,000

**Median House Price**

Year ending June 2023: \$455,000

## Comparable Properties



**202/480 Albion Street, Brunswick West 3055 (REI)**

**1 Bed 1 Bath 1 Car**

**Price:** \$350,000

**Method:** Private Sale

**Date:** 21/06/2023

**Property Type:** Unit

**Agent Comments:** Similar location, Similar accommodation and Similar size



**213/26 Breese Street, Brunswick 3056 (REI)**

**1 Bed 1 Bath 1 Car**

**Price:** \$345,000

**Method:** Private Sale

**Date:** 01/07/2023

**Property Type:** Apartment

**Agent Comments:** Superior location, inferior accommodation and similar size

## Statement of Information

### Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

#### Property offered for sale

Address  
Including suburb or  
locality and postcode

201/2 Olive York Way, Brunswick West Vic 3055

#### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$315,000

#### Median sale price

Median price

\$455,000

Unit

x

Suburb

Brunswick West

Period - From

01/07/2022

to

30/06/2023

Source

REIV

#### 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
202/480 Albion Street, BRUNSWICK WEST 3055	\$350,000	21/06/2023
213/26 Breese Street, BRUNSWICK 3056	\$345,000	01/07/2023

This Statement of Information was prepared on:

25/09/2023