

1/11 Millward Street, Brunswick Vic 3056



2 Bed 1 Bath 1 Car
Property Type: Apartment
Indicative Selling Price
 \$620,000 - \$670,000
Median House Price
 30/01/2024-29/01/2025: \$575,000

Comparable Properties



15/195 Brunswick Road, Brunswick 3056 (REI)

2 Bed 1 Bath 1 Car
Price: \$660,000
Method: Private Sale
Date: 05/12/2024
Property Type: Apartment
Agent Comments: Comparable location No courtyard
 Good views Busy street Comparable property



18/825 Park Street, Brunswick 3056 (VG)

2 Bed 1 Bath 1 Car
Price: \$620,000
Method: Sale
Date: 07/11/2024
Property Type: Subdivided Unit/Villa/Townhouse - Single
 OYO Unit
Agent Comments: Comparable location No courtyard
 Good views Comparable property



2/48 Halpin Street, Brunswick West 3055 (REI)

2 Bed 1 Bath 1 Car
Price: \$635,000
Method: Auction Sale
Date: 21/09/2024
Property Type: Apartment
Agent Comments: Inferior location No courtyard Good
 views Busy street (Melville Road) Comparable property

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

1/11 Millward Street, Brunswick Vic 3056

Indicative selling price

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

Range between \$620,000 & \$670,000

Median sale price

Median price \$575,000 Unit x Suburb Brunswick

Period - From 30/01/2024 to 29/01/2025 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
15/195 Brunswick Road, BRUNSWICK 3056	\$660,000	05/12/2024
18/825 Park Street, BRUNSWICK 3056	\$620,000	07/11/2024
2/48 Halpin Street, BRUNSWICK WEST 3055	\$635,000	21/09/2024

This Statement of Information was prepared on:

30/01/2025 11:18