

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 18 LOMANDRA WALKWAY, BRUNSWICK EAST, VIC 3057

Indicative selling price

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

Range between \$680,000 & \$720,000

Median sale price

Median price \$510,000 Property type Unit Suburb BRUNSWICK EAST

Period - From 01 January 2020 to 31 December 2020 Source Price Finder

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
13 DIANELLA WKWY, BRUNSWICK EAST, VIC 3057	\$704,500	18/12/2020
14 LOMANDRA WKWY, BRUNSWICK EAST, VIC 3057	\$700,000	18/11/2020
1709/182 EDWARD ST, BRUNSWICK EAST, VIC 3057	\$712,500	24/11/2020

This Statement of Information was prepared on: 16/03/2021