

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

12/22 BARKLY STREET BRUNSWICK EAST VIC 3057

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

\$680,000

&

\$710,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$515,000

Property type

Unit

Suburb

Brunswick East

Period-from

01 Jul 2024

to

30 Jun 2025

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

303/24 BARKLY STREET BRUNSWICK EAST VIC 3057	\$720,000	09-Apr-25
204/41 MILLER STREET BRUNSWICK EAST VIC 3057	\$725,000	24-Jan-25
11/1023 RATHDOWNE STREET CARLTON NORTH VIC 3054	\$730,000	03-Mar-25

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: 21 July 2025



**303/24 BARKLY STREET
BRUNSWICK EAST VIC 3057**

 2  1  1

Sold Price **\$720,000** Sold Date **09-Apr-25**

Distance **0km**



**204/41 MILLER STREET
BRUNSWICK EAST VIC 3057**

 2  1  1

Sold Price **\$725,000** Sold Date **24-Jan-25**

Distance **0.33km**



**11/1023 RATHDOWNE STREET
CARLTON NORTH VIC 3054**

 2  1  1

Sold Price **\$730,000** Sold Date **03-Mar-25**

Distance **0.36km**

RS = Recent sale UN = Undisclosed Sale

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