

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 3/144 Brunswick Road, Brunswick, VIC 3056

Indicative selling price

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

Price Range

\$720,000

&

\$745,000

Median sale price

Median price

\$617,750

Property Type

Unit

Suburb

Brunswick (3056)

Period - From

01/08/2024

to

31/07/2025

Source

REA

Comparable property sales

A These are the three properties sold within five kilometres of the property for sale in the last 18 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
2/18 GRANTHAM STREET, BRUNSWICK WEST VIC 3055	\$721,000	16/07/2025
305/273 LYGON STREET, BRUNSWICK VIC 3056	\$735,000	16/06/2025
411/1 LYGON STREET, BRUNSWICK VIC 3056	\$720,000	01/04/2025

This Statement of Information was prepared on: 05/09/2025