

## 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

306/200 LYGON STREET BRUNSWICK EAST VIC 3057

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$365,000

&

\$395,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$540,000

Property type

Unit

Suburb

Brunswick East

Period-from

01 May 2024

to

30 Apr 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

211/200 LYGON STREET BRUNSWICK EAST VIC 3057	\$375,000	21-Jan-25
510/360 LYGON STREET BRUNSWICK EAST VIC 3057	\$380,000	02-Apr-25
612/1 LYGON STREET BRUNSWICK VIC 3056	\$390,000	11-Feb-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: 06 May 2025



## 211/200 LYGON STREET BRUNSWICK EAST VIC 3057

1 1 1

Sold Price **\$375,000** Sold Date **21-Jan-25**

Distance **0km**



## 510/360 LYGON STREET BRUNSWICK EAST VIC 3057

1 1 1

Sold Price <sup>RS</sup> **\$380,000** Sold Date **02-Apr-25**

Distance **0.48km**



## 612/1 LYGON STREET BRUNSWICK VIC 3056

1 1 1

Sold Price **\$390,000** Sold Date **11-Feb-25**

Distance **0.72km**

RS = Recent sale

UN = Undisclosed Sale

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