

## 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

702/251 JOHNSTON STREET ABBOTSFORD VIC 3067

### 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

\$700,000

&

\$745,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$510,000

Property type

Unit

Suburb

Abbotsford

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

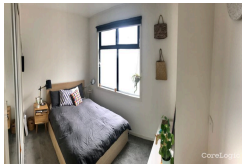
Date of sale

3/287 JOHNSTON STREET ABBOTSFORD VIC 3067	\$715,000	15-Apr-25
509/88 TRENNERY CRESCENT ABBOTSFORD VIC 3067	\$730,000	22-Feb-25
606/88 TRENNERY CRESCENT ABBOTSFORD VIC 3067	\$720,000	27-Jan-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: 22 May 2025



**3/287 JOHNSTON STREET  
ABBOTSFORD VIC 3067**

 2  2  1

Sold Price

**\$715,000**

Sold Date

**15-Apr-25**

Distance

**0.12km**



**509/88 TRENERRY CRESCENT  
ABBOTSFORD VIC 3067**

 2  2  1

Sold Price

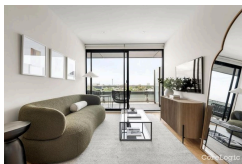
**\$730,000**

Sold Date

**22-Feb-25**

Distance

**0.45km**



**606/88 TRENERRY CRESCENT  
ABBOTSFORD VIC 3067**

 2  2  1

Sold Price

**\$720,000**

Sold Date

**27-Jan-25**

Distance

**0.45km**

RS = Recent sale

UN = Undisclosed Sale

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