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	301/6 Saxon Street, Brunswick Vic 3056

Indicative selling price

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

Range between $780,000 & $810,000

Median sale price

Median price $634,500 Property Type Unit Suburb Brunswick

Period - From 01/07/2025 to 30/09/2025 Source REIV

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 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
1	601A/60 Breese St BRUNSWICK 3056	$810,000	30/09/2025
2	207/1 Wilson Av BRUNSWICK 3056	$812,012	02/08/2025
3	204/9 Florence St BRUNSWICK 3056	$815,000	11/06/2025

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 six months.~~

This Statement of Information was prepared on: 22/10/2025 14:59

301/6 Saxon Street, Brunswick Vic 3056

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2 1 0

Property Type: Apartment

Agent Comments

Indicative Selling Price
$780,000 - $810,000
Median Unit Price
September quarter 2025: $634,500

Comparable Properties

601A/60 Breese St BRUNSWICK 3056 (REI)

2 - -

Price: $810,000
Method: Private Sale
Date: 30/09/2025
Property Type: Unit

Agent Comments



207/1 Wilson Av BRUNSWICK 3056 (REI/VG)

2 1 1

Price: $812,012
Method: Private Sale
Date: 02/08/2025
Property Type: Apartment

Agent Comments



204/9 Florence St BRUNSWICK 3056 (REI/VG)

2 1 -

Price: $815,000
Method: Private Sale
Date: 11/06/2025
Property Type: Apartment
Land Size: 77 sqm approx

Agent Comments

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