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	8 Collings Street, Brunswick West Vic 3055

Indicative selling price

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

Range between $1,500,000 & $1,600,000

Median sale price

Median price $1,350,000 Property Type House Suburb Brunswick West

Period - From 01/10/2025 to 31/12/2025 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	77 Farnham St FLEMINGTON 3031	$1,541,000	13/11/2025
2	8 Whitby St BRUNSWICK WEST 3055	$1,611,000	08/11/2025
3	136 Hope St BRUNSWICK 3056	$1,511,000	07/11/2025

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: 23/01/2026 13:34

8 Collings Street, Brunswick West Vic 3055

JellisCraig

Nicholas Corby
8415 6100
0418 512 978
nicholascorby@jelliscraig.com.au



3 1 2

Property Type: House (Res)
Land Size: 472 sqm approx

Agent Comments

Indicative Selling Price
$1,500,000 - $1,600,000
Median House Price
December quarter 2025: $1,350,000

Comparable Properties



77 Farnham St FLEMINGTON 3031 (REI)

3 1 1

Price: $1,541,000
Method: Auction Sale
Date: 13/11/2025
Property Type: House (Res)
Land Size: 257 sqm approx

Agent Comments



8 Whitby St BRUNSWICK WEST 3055 (REI/VG)

3 1 -

Price: $1,611,000
Method: Auction Sale
Date: 08/11/2025
Property Type: House (Res)
Land Size: 280 sqm approx

Agent Comments



136 Hope St BRUNSWICK 3056 (REI)

3 1 1

Price: $1,511,000
Method: Sold Before Auction
Date: 07/11/2025
Property Type: House (Res)

Agent Comments

REIV THE DIFFERENCE | propertydata.com.au

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