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	205/10 CHARLES STREET BRUNSWICK VIC 3056

Indicative selling price

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

~~Single Price~~		or range between	$620,000	&	$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$600,000	Property type	Unit	Suburb	Brunswick
Period-from	01 Mar 2025	to	28 Feb 2026	Source	Cotality

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.~~

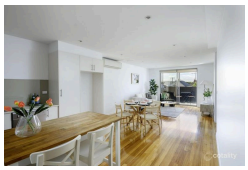
Address of comparable property	Price	Date of sale
101/24-26 MERRI STREET BRUNSWICK VIC 3056	$620,000	22-Oct-25
204/10 CHARLES STREET BRUNSWICK VIC 3056	$620,000	21-Mar-25

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: 10 March 2026

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101/24-26 MERRI STREET BRUNSWICK VIC 3056

2 2 1

Sold Price **$620,000** Sold Date **22-Oct-25**

Distance **0.13km**



204/10 CHARLES STREET BRUNSWICK VIC 3056

1 1 1

Sold Price Sold Date **21-Mar-25**

Distance **0km**

RS = Recent sale **UN** = Undisclosed Sale

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