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<br>Including suburb and postcode | 14/92 Albert Street, Brunswick East Vic 3057 |

## Indicative selling price

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

Single price: $435,000

## Median sale price

Median price: $589,000 | Property Type: Unit | Suburb: Brunswick East

Period - From: 01/04/2026 to: 30/06/2026 | 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 | 311/33-35 Breese St BRUNSWICK 3056 | $435,000 | 14/07/2026 |
| 2 | 204/22 Barkly St BRUNSWICK EAST 3057 | $430,000 | 26/06/2026 |
| 3 | 404/201 Albert St BRUNSWICK 3056 | $435,000 | 23/06/2026 |

**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: 26/08/2026 11:46

# 14/92 Albert Street, Brunswick East Vic 3057

Lisa Roberts
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1 1 1

**Property Type:** Apartment

Agent Comments

**Indicative Selling Price**
$435,000
**Median Unit Price**
June quarter 2026: $589,000

## Comparable Properties



**311/33-35 Breese St BRUNSWICK 3056 (REI)**

1 1 1

**Price:** $435,000
**Method:** Private Sale
**Date:** 14/07/2026
**Property Type:** Apartment

Agent Comments




**204/22 Barkly St BRUNSWICK EAST 3057 (REI)**

1 1 1

**Price:** $430,000
**Method:** Private Sale
**Date:** 26/06/2026
**Property Type:** Apartment

Agent Comments



**404/201 Albert St BRUNSWICK 3056 (VG)**

1 - -

**Price:** $435,000
**Method:** Sale
**Date:** 23/06/2026
**Property Type:** Subdivided Unit/Villa/Townhouse - Single OYO Unit

Agent Comments



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