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 | 927 Park Street, Brunswick West Vic 3055 |

## Indicative selling price

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

Range between $1,600,000 & $1,750,000

## Median sale price

Median price $1,300,000 Property Type House Suburb Brunswick West

Period - From 01/01/2024 to 31/12/2024 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 | | |
| 2 | | |
| 3 | | |

**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: 20/02/2025 11:46

# 927 Park Street, Brunswick West Vic 3055

Antony Harbor
8415 6100
0406 585 435
antonyharbor@jelliscraig.com.au



3 1 4

**Property Type:** house
**Land Size:** 635 sqm approx

Agent Comments

**Indicative Selling Price**
$1,600,000 - $1,750,000
**Median House Price**
Year ending December 2024: $1,300,000

## Comparable Properties

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.



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