

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 30 Brunswick Street Craigieburn 3064

### Indicative selling price

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

Single price \$ or range between \$500,000 & \$520000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$545000 \*House x \*Unit Suburb Craigieburn

Period - From 1/4/2018 to 30/5/2018 Source Realestate.com.au

### 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
3 Hilton Street Craigieburn 3064	\$500,000	28/5/ 2018
30 Balyang Way, Craigieburn 3064	\$542,000	26/5/ 2018
9 Hurlingham Way, Craigieburn 3064	\$521,000	19/5/ 2018

**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.