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

1 Camperdown Street, Brighton East Vic 3187

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting									
Range betweer	\$1,850,000		&		\$2,035,000				
Median sale p	rice								
Median price	\$1,760,000	Pro	operty Type	Том	nhouse		Suburb	Brighton East	
Period - From	16/05/2022	to	15/05/2023		So	ource	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.

Ado	dress of comparable property	Price	Date of sale
1	11 Lansdown St BRIGHTON EAST 3187	\$2,140,000	04/03/2023
2	723 Hampton St BRIGHTON 3186	\$2,018,000	25/02/2023
3	6c Lindsay St BRIGHTON 3186	\$2,010,000	01/04/2023

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:

16/05/2023 11:37



1 Camperdown Street, Brighton East Vic 3187

🗂 MARSHALLWHITE





Property Type: Townhouse (Single) Agent Comments Barb Gregory 9832 1132 0419 568 370 barb.gregory@marshallwhite.com.au

Indicative Selling Price \$1,850,000 - \$2,035,000 Median Townhouse Price 16/05/2022 - 15/05/2023: \$1,760,000

Comparable Properties



11 Lansdown St BRIGHTON EAST 3187 (REI) Agent Comments



Price: \$2,140,000 Method: Auction Sale Date: 04/03/2023 Property Type: Townhouse (Res)



723 Hampton St BRIGHTON 3186 (REI)

Agent Comments



Price: \$2,018,000 Method: Auction Sale Date: 25/02/2023 Property Type: House (Res)

6c Lindsay St BRIGHTON 3186 (REI)



Agent Comments

Price: \$2,010,000 Method: Auction Sale Date: 01/04/2023 Property Type: Townhouse (Res)

Account - Marshall White | P: 03 9822 9999



propertydata

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