

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

5/80 Hopetoun Avenue Brunswick West VIC 3055

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

\$510,000

&

\$561,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$450,000

*House

*Unit

X

Suburb

Brunswick West

Period-from

01 Sep 2018

to

31 Aug 2019

Source

Corelogic

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

2/80 Hopetoun Avenue Brunswick West VIC 3055	\$507,000	15-Aug-19
7/296-298 Hope Street Brunswick West VIC 3055	\$565,000	16-Apr-19
2/260 Hope Street Brunswick West VIC 3055	\$582,000	29-Jul-19

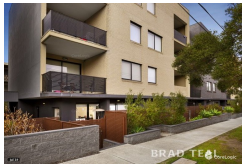
OR

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: 09 September 2019

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2/80 Hopetoun Avenue Brunswick West VIC 3055

Sold Price

\$507,000

Sold Date

15-Aug-19

2

1

1

Distance

-



7/296-298 Hope Street Brunswick West VIC 3055

Sold Price

\$565,000

Sold Date

16-Apr-19

2

1

1

Distance

1.17km

2/260 Hope Street Brunswick West VIC 3055

Sold Price

\$582,000

Sold Date

29-Jul-19

2

1

1

Distance

1.33km

RS = Recent sale

UN = Undisclosed Sale

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