



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

446/756-760 Sydney Road,  
BRUNSWICK 3056

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$520,000**

### Median sale price

Median **House** for **BRUNSWICK** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

**\$480,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

<b>4/26 MIT CHELL ST REET ,</b> BRUNSWICK, VIC 3056	Price <b>\$600,000</b> Sold 30 July 2017
<b>210/42 HARRISON ST REET ,</b> BRUNSWICK, VIC 3057	Price <b>\$600,000</b> Sold 22 July 2017
<b>11/20 UNION ST ,,</b> BRUNSWICK VIC 3056	Price <b>\$680,000</b> Sold 03 June 2017

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.



### Create VIC

239-241 Hampshire Road,  
Sunshine VIC 3020

### Contact agents



**Brenda Ngan**

03 9312 4444  
0435 152 545

[brenda.ngan@createvic.com.au](mailto:brenda.ngan@createvic.com.au)

