



## 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: 105/8 Lygon Street, Brunswick East VIC 3057

#### Indicative Selling Price

Single Price: \$569,700

OR

Range Between:

#### Median Sale Price

Suburb: East Brunswick

Median Price: \$520,000

House/Unit: Unit

Period: From March 2018 to March 2019

Source: [www.pricerfinder.com.au](http://www.pricerfinder.com.au) (Property Data Solutions Pty Ltd)

#### Comparable Property Sales

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:	Sale Price	Sale Date
336/22 Barkly Street, Brunswick East VIC 3057	\$580,000	Oct 2018
1508/182 Edward Street, Brunswick East VIC 3057	\$585,000	Nov 2018
613/1 Lygon Street, Brunswick VIC 3056	\$535,000	Nov 2018