

5 Cooper Street, Brunswick West Vic 3055



2 Bed 1 Bath 1 Car

Property Type: House

Indicative Selling Price

\$1,000,000 - \$1,100,000

Median House Price

Year ending June 2026: \$1,356,000

Comparable Properties



113 Moreland Road COBURG 3058 (REI)

4 Bed 1 Bath 1 Car

Price: \$1,030,000

Method: Private Sale

Date: 13/07/2026/2026

Property Type: House (Res)

Land Size: 499 sqm approx

Agent Comments: Inferior location, similar land size, superior condition



45 Halpin Street BRUNSWICK WEST 3055 (REI)

3 Bed 1 Bath 2 Car

Price: \$1,050,000

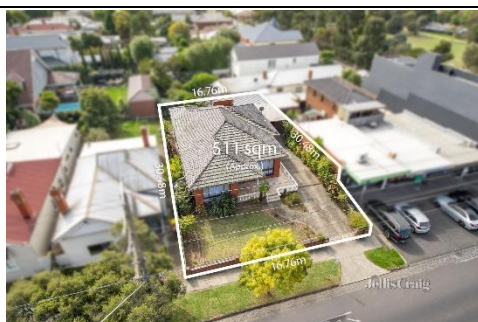
Method: Private Sale

Date: 13/04/2026

Property Type: House (Res)

Land Size: 532 sqm approx

Agent Comments: Similar location, slightly larger landsize, similar condition



33 Albion Street ESSENDON 3040 (REI)

3 Bed 1 Bath 1 Car

Price: \$1,050,000

Method: Private Sale

Date: 28/03/2026

Property Type: House (Res)

Land Size: 511 sqm approx

Agent Comments: Similar land size, slightly better condition, superior location

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

5 Cooper Street, Brunswick West Vic 3055

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$1,000,000 & \$1,100,000

Median sale price

Median price \$1,356,000 House x Suburb Brunswick West

Period - From 01/07/2025 to 30/06/2026 Source REIV

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 of comparable property	Price	Date of sale
113 Moreland Road COBURG 3058	\$1,030,000	13/07/2026
45 Halpin Street BRUNSWICK WEST 3055	\$1,050,000	13/04/2026
33 Albion Street ESSENDON 3040	\$1,050,000	28/03/2026

This Statement of Information was prepared on:

22/09/2026 12:48