

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

2/1A TEAGUE 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

\$680,000

&

\$730,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$560,000

Property type

Unit

Suburb

Brunswick West

Period-from

01 Jul 2025

to

30 Jun 2026

Source

Cotality

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

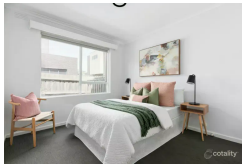
Date of sale

3/48 HALPIN STREET BRUNSWICK WEST VIC 3055	\$680,000	31-Jan-26
36B NEWMAN STREET BRUNSWICK WEST VIC 3055	\$670,000	29-Apr-26
1B PERRETT STREET BRUNSWICK WEST VIC 3055	\$766,000	28-Jan-26

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: 03 July 2026



3/48 HALPIN STREET BRUNSWICK WEST VIC 3055

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Sold Price **\$680,000** Sold Date **31-Jan-26**

Distance **0.45km**



36B NEWMAN STREET BRUNSWICK WEST VIC 3055

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Sold Price ^{RS} **\$670,000** Sold Date **29-Apr-26**

Distance **1.29km**



1B PERRETT STREET BRUNSWICK WEST VIC 3055

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Sold Price **\$766,000** Sold Date **28-Jan-26**

Distance **2.06km**

RS = Recent sale UN = Undisclosed Sale

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