

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 517/7 Aspen Street, Moonee Ponds, VIC 3039

Indicative selling price

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

Single Price

\$0

Median sale price

Median price

\$536,000

Property Type

Apartment

Suburb

Moonee Ponds (3039)

Period - From

06/07/2020

to

06/07/2021

Source

PDOL

Comparable property sales

A

These are two 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

9/8 BURROWES STREET, ASCOT VALE VIC 3032

\$375,000

15/04/2021

216/3 DUGGAN STREET, BRUNSWICK WEST VIC 3055

\$365,000

30/01/2021

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 six months.

This Statement of Information was prepared on: 06/07/2021