

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

5 Perth Street Craigieburn VIC 3064

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

\$595,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

Property type

House

Suburb

Craigieburn

Period-from

01 Dec 2020

to

30 Nov 2021

Source

Corelogic

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

6 Rainham Avenue Craigieburn VIC 3064	\$685,000	28-Oct-21
14 Bandicoot Road Craigieburn VIC 3064	\$695,000	26-Jun-21
29 Groveton Street Craigieburn VIC 3064	\$651,500	05-Jun-21

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: 02 December 2021


6 Rainham Avenue Craigieburn VIC 3064

Sold Price

RS

\$685,000

Sold Date

28-Oct-21
 4
  2
  2

Distance

1.86km

14 Bandicoot Road Craigieburn VIC 3064

Sold Price

\$695,000

Sold Date

26-Jun-21
 4
  2
  2

Distance

2.06km

29 Groveton Street Craigieburn VIC 3064

Sold Price

\$651,500

Sold Date

05-Jun-21
 4
  2
  2

Distance

2.27km

RS = Recent sale

UN = Undisclosed Sale

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