

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

2/6 Briggs Street Laverton VIC 3028

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

\$500,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$516,250

Property type

Unit

Suburb

Laverton

Period-from

01 Dec 2019

to

30 Nov 2020

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

8/32 Wackett Street Laverton VIC 3028	\$610,000	10-Jul-20
4 Sumers Street Laverton VIC 3028	\$575,000	16-Jul-20
3/4 Cobby Street Laverton VIC 3028	\$550,000	18-Mar-20

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: 28 December 2020



8/32 Wackett Street Laverton VIC 3028

Sold Price

RS

\$610,000

Sold Date

10-Jul-20

 2  1  1

Distance

0.71km



4 Sumers Street Laverton VIC 3028

Sold Price

\$575,000

Sold Date

16-Jul-20

 3  2  2

Distance

1.18km



3/4 Cobby Street Laverton VIC 3028

Sold Price

\$550,000

Sold Date

18-Mar-20

 3  2  1

Distance

1.21km

RS = Recent sale

UN = Undisclosed Sale

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