

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

1/28 DONNA BUANG STREET CAMBERWELL VIC 3124

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

\$1,550,000

&

\$1,650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$2,612,500

Property type

House

Suburb

Camberwell

Period-from

01 Aug 2022

to

31 Jul 2023

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

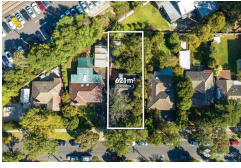
Date of sale

16 TRENT STREET GLEN IRIS VIC 3146	\$1,618,000	06-May-23
26 HASTINGS ROAD HAWTHORN EAST VIC 3123	\$1,660,000	01-Apr-23

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: 22 August 2023



16 TRENT STREET GLEN IRIS VIC 3146

Sold Price ^{RS} **\$1,618,000** ^{UN} Sold Date **06-May-23**

 3  1  2

Distance **1.28km**



26 HASTINGS ROAD HAWTHORN EAST VIC 3123

Sold Price **\$1,660,000** Sold Date **01-Apr-23**

 3  1  -

Distance **2km**

RS = Recent sale **UN** = Undisclosed Sale

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