

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

329 Brunswick Road, Brunswick Vic 3056

Indicative selling price

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

Range between

\$1,675,000

&

\$1,750,000

Median sale price

Median price

\$1,425,000

Property Type

House

Suburb

Brunswick

Period - From

01/01/2026

to

31/03/2026

Source

REIV

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 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
1	603 Station St CARLTON NORTH 3054	\$1,765,000	01/12/2025
2			
3			

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 six months.~~

This Statement of Information was prepared on:

21/05/2026 08:04

Elizabeth Kelly
9387 5888
0431 434 169
elizabethkelly@jellisrcraig.com.au

Indicative Selling Price

\$1,675,000 - \$1,750,000

Median House Price

March quarter 2026: \$1,425,000



4 2 2

Property Type: House (Res)

Land Size: 316 sqm approx

Agent Comments

Comparable Properties



603 Station St CARLTON NORTH 3054 (REI/VG)

Agent Comments

4 1 -

Price: \$1,765,000

Method: Private Sale

Date: 01/12/2025

Property Type: House (Res)

Land Size: 153 sqm approx

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.