woodards

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woodards.com.au

2/9 Daly Street, Brunswick West Vic 3055



2 Bed 1 Bath 1 Car Property Type: Apartment

Indicative Selling Price \$429,000 Median Unit Price June Quarter 2017: \$445,000

Comparable Properties



16/60 Farnham Street, Flemington 3031 (REI/VG) 2 Bed 1 Bath 1 Car Price: \$450,000 Method: Auction Sale Date: 13/05/2017 Property Type: Apartment Agent Comments: Inferior location and condition



2/423 Brunswick Road, Brunswick West 3055 (REI) 2 Bed 1 Bath 1 Car Price: \$435,000 Method: Private Sale Date: 21/05/2017 Property Type: Unit Agent Comments: Inferior location and condition



39/2 Centennial Avenue, Brunswick West 3055 (REI) 2 Bed 1 Bath 1 Car Price: \$424,000 Method: Auction Sale Date: 13/05/2017 Property Type: Apartment Agent Comments: Similar style building, inferior condition

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

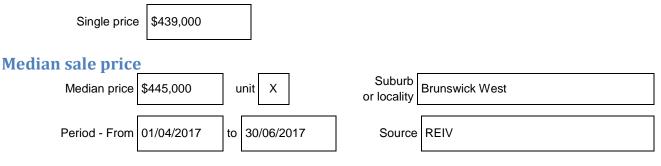
Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb or locality and postcode

Indicative selling price

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



Comparable property sales

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
16/60 Farnham Street, Flemington 3031	\$450,000	13/05/2017
2/423 Brunswick Road, Brunswick West 3055	\$435,000	21/05/2017
39/2 Centennial Avenue, Brunswick West 3055	\$424,000	13/05/2017

