



STATEMENT OF INFORMATION

11 CABLE CIRCUIT, CRAIGIEBURN, VIC 3064

PREPARED BY JASON REAL ESTATE CRAIGIEBURN

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



11 CABLE CIRCUIT, CRAIGIEBURN, VIC

 4  2  2

Indicative Selling Price

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

Price Range: **\$630,000 to \$670,000**

MEDIAN SALE PRICE



CRAIGIEBURN, VIC, 3064

Suburb Median Sale Price (House)

\$544,900

01 October 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

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.



4 HEDGES ST, CRAIGIEBURN, VIC 3064

 4  2  2

Sale Price

***\$640,000**

Sale Date: 03/04/2018

Distance from Property: 1.4km



8 KALORAMA ST, GREENVALE, VIC 3059

 4  2  2

Sale Price

***\$650,000**

Sale Date: 06/04/2018

Distance from Property: 1.2km



9 CASCADE TCE, CRAIGIEBURN, VIC 3064

 4  2  2

Sale Price

\$662,000

Sale Date: 17/02/2018

Distance from Property: 1.7km



This report has been compiled on 24/05/2018 by Jason Real Estate Craigieburn. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

11 CABLE CIRCUIT, CRAIGIEBURN, VIC 3064

Indicative selling price

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Price Range: \$630,000 to \$670,000

Median sale price

Median price

\$544,900

House

Unit

Suburb

CRAIGIEBURN

Period

01 October 2017 to 31 March 2018

Source

 pricfinder

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
4 HEDGES ST, CRAIGIEBURN, VIC 3064	*\$640,000	03/04/2018
8 KALORAMA ST, GREENVALE, VIC 3059	*\$650,000	06/04/2018
9 CASCADE TCE, CRAIGIEBURN, VIC 3064	\$662,000	17/02/2018