

## 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

242/22 BARKLY STREET BRUNSWICK EAST VIC 3057

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$340,000

&

\$365,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$530,000

Property type

Unit

Suburb

Brunswick East

Period-from

01 Jun 2024

to

31 May 2025

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

1212/182 EDWARD STREET BRUNSWICK EAST VIC 3057	\$345,000	22-Jan-25
1002/176 EDWARD STREET BRUNSWICK EAST VIC 3057	\$356,000	01-May-25

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: 23 June 2025



**1212/182 EDWARD STREET  
BRUNSWICK EAST VIC 3057**

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Sold Price **\$345,000** Sold Date **22-Jan-25**

Distance **0.45km**



**1002/176 EDWARD STREET  
BRUNSWICK EAST VIC 3057**

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Sold Price <sup>RS</sup> **\$356,000** Sold Date **01-May-25**

Distance **0.45km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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