

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

303/1 Acacia Place Abbotsford VIC 3067

Indicative selling price

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

Single Price

\$370,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$594,500

Property type

Unit

Suburb

Abbotsford

Period-from

01 Jul 2020

to

30 Jun 2021

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

102/6 Acacia Place Abbotsford VIC 3067	\$427,500	26-Mar-21
401/1 Acacia Place Abbotsford VIC 3067	\$325,000	18-Jan-21
603/4 Acacia Place Abbotsford VIC 3067	\$390,000	23-Feb-21

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: 05 July 2021

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102/6 Acacia Place Abbotsford VIC 3067 Sold Price **\$427,500** Sold Date **26-Mar-21**

 1  1  1

Distance -



401/1 Acacia Place Abbotsford VIC 3067 Sold Price **\$325,000** Sold Date **18-Jan-21**

 1  1  1

Distance -



603/4 Acacia Place Abbotsford VIC 3067 Sold Price **\$390,000** Sold Date **23-Feb-21**

 1  1  1

Distance -

RS = Recent sale

UN = Undisclosed Sale

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