

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

2/33-35 DAVIES STREET BRUNSWICK VIC 3056

Indicative selling price

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

Single Price

or range
between

\$600,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

Property type

Unit

Suburb

Brunswick

Period-from

01 Jul 2025

to

30 Jun 2026

Source

Cotality

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

2/66 DE CARLE STREET BRUNSWICK VIC 3056	\$645,000	19-May-26
1/2B LOYOLA AVENUE BRUNSWICK VIC 3056	\$642,000	21-May-26
5/51 DE CARLE STREET BRUNSWICK VIC 3056	\$610,000	17-Jun-26

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: 16 July 2026

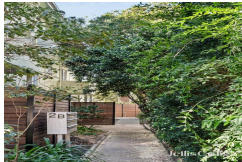


**2/66 DE CARLE STREET
BRUNSWICK VIC 3056**

 2  1  1

Sold Price **\$645,000** Sold Date **19-May-26**

Distance **0.39km**



**1/2B LOYOLA AVENUE
BRUNSWICK VIC 3056**

 2  1  1

Sold Price **\$642,000** Sold Date **21-May-26**

Distance **1.73km**



**5/51 DE CARLE STREET
BRUNSWICK VIC 3056**

 2  1  -

Sold Price ^{RS} **\$610,000** ^{UN} Sold Date **17-Jun-26**

Distance **0.4km**

RS = Recent sale **UN** = Undisclosed Sale

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