

## 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

180 GRAND BOULEVARD CRAIGIEBURN VIC 3064

### 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

\$425,000

&

\$465,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$475,000

Property type

Unit

Suburb

Craigieburn

Period-from

01 Mar 2025

to

28 Feb 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

15/1 BRUNSWICK CRESCENT CRAIGIEBURN VIC 3064	\$460,000	31-Jan-26
180A GRAND BOULEVARD CRAIGIEBURN VIC 3064	\$430,000	20-Sep-25
15/61-85 PUNT STREET CRAIGIEBURN VIC 3064	\$445,000	13-Dec-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: 10 March 2026

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**15/1 BRUNSWICK CRESCENT  
CRAIGIEBURN VIC 3064**

2 2 2

Sold Price

<sup>RS</sup>

**\$460,000**

Sold Date

**31-Jan-26**

Distance

**2.25km**



**180A GRAND BOULEVARD  
CRAIGIEBURN VIC 3064**

2 1 1

Sold Price

**\$430,000**

Sold Date

**20-Sep-25**

Distance

**0km**



**15/61-85 PUNT STREET  
CRAIGIEBURN VIC 3064**

2 1 1

Sold Price

**\$445,000**

Sold Date

**13-Dec-25**

Distance

**1.9km**

RS = Recent sale

UN = Undisclosed Sale

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