

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

37/388-390 Burwood Highway Burwood VIC 3125

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

\$126,000

&

\$138,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$763,000

Property type

Unit

Suburb

Burwood

Period-from

01 Feb 2020

to

31 Jan 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

114/386 Burwood Highway Burwood VIC 3125	\$138,000	23-Jun-20
145/386 Burwood Highway Burwood VIC 3125	\$136,000	21-May-20
G38/386 Burwood Highway Burwood VIC 3125	\$126,500	27-Oct-20

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 February 2021



114/386 Burwood Highway Burwood VIC 3125

1 1 -

Sold Price

\$138,000

Sold Date **23-Jun-20**

Distance **0.05km**



145/386 Burwood Highway Burwood VIC 3125

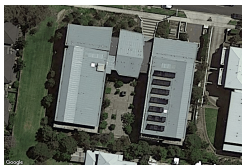
1 1 -

Sold Price

\$136,000

Sold Date **21-May-20**

Distance **0.05km**



G38/386 Burwood Highway Burwood VIC 3125

1 1 -

Sold Price

\$126,500

Sold Date **27-Oct-20**

Distance **0.05km**

RS = Recent sale

UN = Undisclosed Sale

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