

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

G07/55 CAMBERWELL ROAD HAWTHORN EAST VIC 3123

Indicative selling price

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

Single Price

\$673,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$2,460,000

Property type

Other

Suburb

Hawthorn East

Period-from

01 Jun 2022

to

31 May 2023

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

222/828 BURKE ROAD CAMBERWELL VIC 3124	\$650,000	06-Apr-23

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.

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Janssen Xiang

P 03 9978 7872

M 0411 659 290

E janssen.xiang@JanssenCo.com.au



**222/828 BURKE ROAD
CAMBERWELL VIC 3124**

 2  2  1

Sold Price

\$650,000

Sold Date

06-Apr-23

Distance

0.81km

RS = Recent sale

UN = Undisclosed Sale

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