

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

102/339 Burnley Street Richmond VIC 3121

Indicative selling price

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

Single Price

\$615,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

*House

*Unit

X

Suburb

Richmond

Period-from

01 Aug 2018

to

31 Jul 2019

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

202/339 Burnley Street Richmond VIC 3121	\$615,000	10-Aug-19
306/71 Canterbury Street Richmond VIC 3121	\$620,000	27-Oct-18
107/7 Newry Street Richmond VIC 3121	\$620,000	20-May-19

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: 21 August 2019

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202/339 Burnley Street Richmond VIC 3121

Sold Price

^{RS}

\$615,000

Sold Date

10-Aug-19

2

2

1

Distance

-



306/71 Canterbury Street Richmond VIC 3121

Sold Price

\$620,000

Sold Date

27-Oct-18

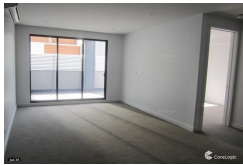
2

1

1

Distance

0.12km



107/7 Newry Street Richmond VIC 3121

Sold Price

^{RS}

\$620,000

Sold Date

20-May-19

2

2

1

Distance

0.24km

RS = Recent sale

UN = Undisclosed Sale

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