

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

307/11 Foundation Boulevard Burwood East, 3151

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting.

Range between \$599,000.00 &

Median sale price

Median price \$755,000.00 Property Type NOT PROVIDED Suburb BURWOOD EAST

Period - From 29-Jul-2020 to 28-Jul-2021 Source realestate.com.au

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1	308A/78 Middleborough Road, Burwood East, Vic 3151	\$582,000.00	03-Dec-2020
2	6/397 Warrigal Road, Burwood, Vic 3125	\$675,000.00	13-Jan-2018
3	NOT PROVIDED	NOT PROVIDED	NOT PROVIDED

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold (NO CRITERIA PROVIDED).

This statement of information was prepared on 26-Mar-2022 at 9:49:28 PM EST