

STATEMENT OF INFORMATION

Single residential property located in Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

3/6 Fletcher Parade, Burwood, VIC 3125

Indicative selling price

Single Price or Range between

\$850,000 - \$930,000

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

Median sale price

Median Price

\$727,500

Property Type

Unit

Suburb

BURWOOD

Period From

08/05/2019

Period To

08/11/2019

Source

Core Logic

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



2/36-38 HAMEL STREET
BOX HILL SOUTH

3 2 2

Price \$927,000

Date of Sale 05/10/2019

Land 157 sqm



3/34 GILLARD STREET
BURWOOD

3 2 2

Price \$880,000

Date of Sale 14/08/2019

Land 204 sqm



4/26-28 BENNETT STREET
BURWOOD

4 2 2

Price \$905,000

Date of Sale 17/05/2019

Land 298 sqm