

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

18 Worthing Avenue, Burwood East, VIC 3151

Indicative selling price

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

Single price

\$1,350,000

or range between

&

Median sale price

Median price

\$1,282,000

Property type

House

Suburb

BURWOOD EAST

Period - From

12/03/2023

to

11/03/2024

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

Address of comparable property		Price	Date of sale
1	42 Dorothy Street Burwood East Vic 3151	\$1,312,000	2023-09-16
2	20 Lorraine Drive Burwood East Vic 3151	\$1,282,000	2023-09-16
3	61 Worthing Avenue Burwood East Vic 3151	\$1,376,000	2023-11-25

This Statement of Information was prepared on:

12/03/2024