

## 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

111/10 Burnley Street Richmond VIC 3121

### Indicative selling price

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

Single Price

\$575,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$600,000

Property type

Unit

Suburb

Richmond

Period-from

01 Mar 2019

to

29 Feb 2020

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

510/14 David Street Richmond VIC 3121	\$640,000	15-Nov-19
807/8 Grosvenor Street Abbotsford VIC 3067	\$568,000	12-Oct-19
511/10 Burnley Street Richmond VIC 3121	\$580,000	29-Oct-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.~~

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**510/14 David Street Richmond VIC 3121** Sold Price **\$640,000** Sold Date **15-Nov-19**

2 2 1

Distance **0.34km**



**807/8 Grosvenor Street Abbotsford VIC 3067** Sold Price **\$568,000** Sold Date **12-Oct-19**

2 2 1

Distance **0.31km**



**511/10 Burnley Street Richmond VIC 3121** Sold Price **\$580,000** Sold Date **29-Oct-19**

2 2 1

Distance **-**

**RS** = Recent sale

**UN** = Undisclosed Sale

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