



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 2/22 Manny Paul Circuit, BURNSIDE HEIGHTS 3023

Indicative selling price

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

Range \$530,000 - \$580,000

Median sale price

Median **House** for **BURNSIDE HEIGHTS** for period **May 2019 - Nov 2019**

Sourced from **REA**.

\$590,000

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 the most comparable to the property for sale.

10 Peartree Grove,
Burnside Heights 3023

Price \$572,000 Sold 04
October 2019

25 Lyons Avenue,
Burnside Heights 3023

Price \$705,000 Sold 11
September 2019

8 Cooma Place,
Burnside Heights 3023

Price \$550,000 Sold 02
August 2019

This Statement of Information was prepared on 8th Nov 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REA.

Sweeney Estate Agents Caroline Springs

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