

Statement of Information

Single residential property located in the Melbourne metropolitan area

Property offered for sale

Address
Including suburb and
postcode

458 BURKE ROAD, CAMBERWELL, VIC 3124

Indicative selling price

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

Range between \$3,000,000 & \$3,300,000

Median sale price

Median price \$2,650,000 Property type Vacant Land Suburb CAMBERWELL

Period - From 01 April 2022 to 31 March 2023 Source Price Finder

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
77 RADNOR ST, CAMBERWELL, VIC 3124	\$3,100,000	23/02/2023
69A ROWELL AVE, CAMBERWELL, VIC 3124	\$3,150,000	04/03/2023
86 WATTLE RD, HAWTHORN, VIC 3122	\$3,100,000	14/12/2022

This Statement of Information was prepared on: 10/05/2023