

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

329/347 Camberwell Road, Camberwell Vic 3124

Indicative selling price

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

Range between

\$600,000

&

\$640,000

Median sale price

Median price

\$880,000

Property Type

Unit

Suburb

Camberwell

Period - From

01/01/2021

to

31/03/2021

Source

REIV

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 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
1	110/28 Auburn Gr HAWTHORN EAST 3123	\$655,000	19/04/2021
2	302/20 Camberwell Rd HAWTHORN EAST 3123	\$660,000	29/01/2021
3	17/828 Burke Rd CAMBERWELL 3124	\$625,000	08/01/2021

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 six months.~~

This Statement of Information was prepared on:

28/06/2021 16:37



Property Type: Apartment

Agent Comments

Comparable Properties



110/28 Auburn Gr HAWTHORN EAST 3123 (REI/VG)

Agent Comments



Price: \$655,000

Method: Private Sale

Date: 19/04/2021

Property Type: Apartment



302/20 Camberwell Rd HAWTHORN EAST 3123 (REI/VG)

Agent Comments



Price: \$660,000

Method: Private Sale

Date: 29/01/2021

Property Type: Apartment



17/828 Burke Rd CAMBERWELL 3124 (REI)

Agent Comments



Price: \$625,000

Method: Private Sale

Date: 08/01/2021

Property Type: Apartment