

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

41 Arthur Street, Burwood, VIC 3125

Indicative selling price

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

Single price

\$2,200,000

Median sale price

Median price

\$1,439,400

Property Type

House

Suburb

Burwood

Period - From

10/06/2024

to

09/12/2024

Source

core_logic

Comparable property sales (*Delete A or B below as applicable)

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.

	Address of comparable property	Price	Date of sale
1	30 Leyland Road Mount Waverley Vic 3149	\$2,200,000	2024-12-07
2	10 Vears Road Ashburton Vic 3147	\$2,233,000	2024-08-31

This Statement of Information was prepared on:

10/12/2024