

## 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

560 Burwood Highway, Vermont South Vic 3133

#### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,050,000

&

\$1,155,000

#### Median sale price

Median price \$1,151,000

House

X

Suburb

Vermont South

Period - From 01/01/2017

to

31/03/2017

Source REIV

#### Comparable property sales

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
8 Glenwerri Ct VERMONT SOUTH 3133	\$1,125,000	15/06/2017
14 Wildwood Av VERMONT SOUTH 3133	\$1,070,000	21/05/2017
4 Laturns Ct VERMONT SOUTH 3133	\$1,070,000	28/02/2017