



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**7 Bernborough Avenue,
BALWYN 3103**

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range \$1,850,000 - \$1,950,000

Median sale price

Median **House** for **BALWYN** for period **Oct 2018 - Mar 2019**

Sourced from **Pricefinder**.

\$2,205,000

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.

37 Dight Avenue,
Balwyn North 3104

Price \$1,920,000 Sold 30
October 2018

26 Monash Avenue,
Balwyn 3103

Price \$1,925,000 Sold 27
March 2019

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

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 Pricefinder.

Ray White Balwyn

367 Whitehorse Road,
Balwyn VIC 3103

Contact agents



Helen Yan
Ray White

(03) 8538 0588
0404 078 588
helen.yan@raywhite.com



Ben Lin
Ray White

0435 022 277
ben.lin@raywhite.com

