

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

5 Rokewood Street Burnside Heights VIC 3023

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$610,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$620,000

Property type

House

Suburb

Burnside Heights

Period-from

01 Oct 2018

to

30 Sep 2019

Source

Corelogic

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 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

3 Lee Place Burnside Heights VIC 3023	\$630,500	29-Jun-18
7 West Highland Drive Burnside Heights VIC 3023	\$635,000	22-Sep-18
24 West Highland Drive Burnside Heights VIC 3023	\$648,000	06-Aug-19

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 6 months.~~

This Statement of Information was prepared on: 14 October 2019



3 Lee Place Burnside Heights VIC 3023

 4  2  2

Sold Price

\$630,500

Sold Date

29-Jun-18

Distance

0.25km



7 West Highland Drive Burnside Heights VIC 3023

 3  2  2

Sold Price

\$635,000

Sold Date

22-Sep-18

Distance

0.37km



24 West Highland Drive Burnside Heights VIC 3023

 4  2  2

Sold Price

\$648,000

Sold Date

06-Aug-19

Distance

0.48km

RS = Recent sale

UN = Undisclosed Sale

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