

# 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

209/134 BURNLEY STREET, RICHMOND VIC 3121

### Indicative selling price

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

Single price:

\$520,000

### Median sale price

Median price

\$660,000

Property type

UNIT

Suburb

RICHMOND VIC 3121

Period – From

01/10/2020

to

01/10/2021

Source

[www.realestate.com.au](http://www.realestate.com.au)

### Comparable property sales

A\* These are the details of the three units that the estate agent or agent's representative considers to be most comparable to the unit for sale. These units must be of the same type or class as the unit for sale, been sold within the last six months, and located within two kilometres of the unit for sale.

|   |           |            |
|---|-----------|------------|
| 208/1 DYER STREET, RICHMOND VIC 3121        | \$558,000 | 02/07/2021 |
| 406/71 CANTERBURY STREET, RICHMOND VIC 3121 | \$530,000 | 14/09/2021 |
| 37/8-14 HULL STREET, RICHMOND VIC 3121      | \$557,000 | 16/06/2021 |

This Statement of Information was prepared on:

4<sup>th</sup> November 2021