Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Prope	rty offered for sale		,
Inclu	Address ding suburb and postcode 25-27 Burrun Crescent, Epping Vic 3076		
Indica	tive selling price		
For the	meaning of this price see consumer.vic.gov.au/underquoting		
S	ingle price \$1,600,000		
Media	n sale price		
Medi	ian price \$705,500 Property Type House Sub	urb Epping	
Period	d - From 25/08/2024 to 24/08/2025 Source Prop	erty Data	
Comp	arable 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 six- months that the estate agent or agent's representative considers to be most comparable to the property for sale.		
Addre	ess of comparable property	Price	Date of sale
1			
2			
3			
OR			
B*	The estate agent or agent's representative reasonably believes that fewer than three compar properties were sold within two kilometres of the property for sale in the last six months.		
	This Statement of Information was prepared on:	25/08/20	25 17:03



25-27 Burrun Crescent, Epping Vic 3076







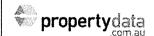
Indicative Selling Price \$1,600,000 Median House Price 25/08/2024 - 24/08/2025: \$705,500

Comparable Properties

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.

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