

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

104B/57 Middleborough Road Burwood VIC 3125

Indicative selling price

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

Range of between

\$440,000

&

\$480,000

Median sale price

Median unit price

\$763, 000

Suburb

Burwood VIC 3125

Period - From

Oct 2020

to

Nov 2020

Source

RP Data

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
209/8 Yarra Bing Crescent Burwood VIC 3125	\$460,000	23/01/2021
20/113 Burwood Highway Burwood East VIC 3151	\$455,000	10/11/2020
105/115 Burwood Highway Burwood East VIC 3151	\$440,000	05/11/2020