

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

308/151 Burwood Road Hawthorn VIC 3122

Indicative selling price

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

Single Price

\$415,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$522,500

Property type

Unit

Suburb

Hawthorn

Period-from

01 Nov 2018

to

31 Oct 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

4/151 Burwood Road Hawthorn VIC 3122	\$410,000	01-Oct-19
20/176 Power Street Hawthorn VIC 3122	\$440,000	10-Jun-19
307/609 Burwood Road Hawthorn VIC 3122	\$455,000	17-Jun-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: 12 November 2019



4/151 Burwood Road Hawthorn VIC 3122 Sold Price **\$410,000** Sold Date **01-Oct-19**

 1
  1
  1

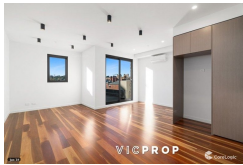
Distance -



20/176 Power Street Hawthorn VIC 3122 Sold Price **\$440,000** Sold Date **10-Jun-19**

 1
  1
  1

Distance **0.56km**



307/609 Burwood Road Hawthorn VIC 3122 Sold Price **\$455,000** Sold Date **17-Jun-19**

 1
  1
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Distance **1.46km**

RS = Recent sale

UN = Undisclosed Sale

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