

## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**5/63 Somers Street,  
BURWOOD 3125**

### Indicative selling price

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

**Single price \$485,000**

### Median sale price

Median **Unit** for **BURWOOD** for period **Jan 2019 - Mar 2019**

Sourced from [Propertydata.com.au](http://Propertydata.com.au).

**\$800,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**3/8 Albion Street,**  
Surrey Hills 3127

Price **\$485,000** Sold 13  
March 2019

**20/2 Cyril Street,**  
Box Hill South 3128

Price **\$490,000** Sold 13  
March 2019

**17/2 Cyril Street,**  
Box Hill South 3128

Price **\$485,000** Sold 06 July  
2019

This Statement of Information was prepared on 16th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from [Propertydata.com.au](http://Propertydata.com.au).

Unit

2 beds

1 baths

2 parking

### Ross Hunt Real Estate

99-105 Union Road,  
Surrey Hills VIC 3127

### Contact agents



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