

Statement of information



28/562 LITTLE BOURKE STREET, MELBOURNE, VIC 3004

PREPARED BY BILLY BI, RAY WHITE MELBOURNE CBD

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



28/562 LITTLE BOURKE STREET,

1 2 -

Indicative Selling Price

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

Price Range: \$460,000 to \$500,000

Provided by: Billy Bi, Ray White Melbourne CBD

MEDIAN SALE PRICE



MELBOURNE, VIC, 3004

Suburb Median Sale Price (Unit)

\$499,000

01 July 2016 to 30 June 2017

Provided by: pricefinder

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.



9/562 LITTLE BOURKE ST, MELBOURNE, VIC

1 1 -

Sale Price

\$440,000

Sale Date: 17/03/2017

Distance from Property: 0m



23/562 LITTLE BOURKE ST, MELBOURNE, VIC

1 2 -

Sale Price

\$415,000

Sale Date: 01/05/2017

Distance from Property: 0m



This report has been compiled on 25/09/2017 by Ray White Melbourne CBD. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

28/562 LITTLE BOURKE STREET, MELBOURNE, VIC 3004

Indicative selling price

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

Price Range: \$460,000 to \$500,000

Median sale price

Median price

\$499,000

House

Unit

X

Suburb

MELBOURNE

Period

01 July 2016 to 30 June 2017

Source

pricfinder

Comparable property sales

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.

| Address of comparable property | Price | Date of sale |
|--|-----------|--------------|
| 9/562 LITTLE BOURKE ST, MELBOURNE, VIC 3004 | \$440,000 | 17/03/2017 |
| 23/562 LITTLE BOURKE ST, MELBOURNE, VIC 3000 | \$415,000 | 01/05/2017 |