

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

(Address, including suburb and postcode)

1289 Burke Rd Kew 3101

Indicative selling price

(*Delete single price or range as applicable)

Single price *\$XXXXXXXXXXXXXXXXXXXXX OR Range between *\$1,580,000 & \$1,738,000

Median sale price

(Place 'x' in house or unit as applicable)

Median price \$2,100,000 House x Unit Suburb Kew

Period - From 01/04/2016 to 31/03/2017 Source REIV

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 six months that RT Edgar (Office) estate agent and (listing agent) consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 16 Sylvan Street Balwyn North 3104	\$1,680,000	18/03/2017
2 3/14 Arden Ct Kew East 3102	\$1,620,000	25/02/2017
3 37 Stroud Street Balwyn 3103	\$1,770,000	04/01/2017

OR

B. RT Edgar (Office) estate agent and (listing agent) reasonably believe that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

