

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4 Sparks Avenue, BURWOOD 3125

House



4 beds



2 baths



2 parking

## Indicative selling price

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

**Range \$1,100,000 - \$1,200,000**

## Median sale price

Median **House** for **BURWOOD** for period **Nov 2017 - May 2018**

Sourced from **Pricefinder**.

**\$1,092,000**

## 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.

**81 Old Burwood Road,**  
Burwood East 3151

Price **\$1,090,000** Sold 01  
March 2018

**20 Cypress Avenue,**  
Burwood 3125

Price **\$1,252,000** Sold 12  
May 2018

**15 Sparks Avenue,**  
Burwood 3125

Price **\$1,092,000** Sold 11  
December 2017

## 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 Pricefinder.

## Ray White Burwood

Ground Floor, 7-9 Burwood  
Highway,  
Burwood VIC 3125

## Contact agents



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