

Statement of Information

4 Bruce Street, Balwyn

Sections 47AF of the *Estate Agents Act 1980*

Indicative selling price

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

Single Price

Median sale price

Median price *House *Unit Suburb or locality
Period - From to Source

Comparable property sales

Address of comparable property	Price	Date of sale
1. 33 Yerrin St, Balwyn	\$2,000,000	8/04/2017
2. 92 Yarrbat Ave, Balwyn	\$2,450,000	6/12/2016
3. 87 Winmalee Rd, Balwyn	\$2,100,000	26/11/2016