



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4 Muscat Avenue, BURNSIDE HEIGHTS 3023

## Indicative selling price

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

**Range \$640,000 - \$680,000**

## Median sale price

Median **House** for **BURNSIDE HEIGHTS** for period **Feb 2018 - Apr 2018**

Sourced from **Realestate**.

**\$593,000**

## 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.

**20 woollahra pde,**  
Taylors Hill 3037

Price **\$612,500** Sold 05 April  
2018

**27 Batman st,**  
Burnside Heights 3023

Price **\$621,000** Sold 22  
March 2018

**5 Wills tce,**  
Burnside Heights 3023

Price **\$660,000** Sold 24  
February 2018

## 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 Realestate.

House

3 beds

2 baths

2 parking

### The Sarain

14/242-244 caroline springs bvd,  
caroline springs VIC 3023

### Contact agents



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