Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for s	sale
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Address Including suburb and postcode	g07/205 Burnley Street, Richmond Vic 3121

Indicative selling price

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

	Range between	\$470,000	&	\$485,000
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Median sale price

Median price	\$582,500	Pro	perty Type	Jnit		Suburb	Richmond
Period - From	06/10/2024	to	05/10/2025	S	ource	Property	/ Data

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 the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property Price

1	515/253 Bridge Rd RICHMOND 3121	\$470,000	18/07/2025
2	403/174 Burnley St RICHMOND 3121	\$477,000	03/07/2025
3	6/205 Burnley St RICHMOND 3121	\$485,000	16/04/2025

OR

B* 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.

This Statement of Information was prepared on:	06/10/2025 08:56



Date of sale



Emily Savers 03 9426 4000 0404 988 850 esayers@bigginscott.com.au

Indicative Selling Price \$470,000 - \$485,000 **Median Unit Price** 06/10/2024 - 05/10/2025: \$582,500





Property Type: Apartment **Agent Comments**

Comparable Properties



515/253 Bridge Rd RICHMOND 3121 (REI/VG)

Price: \$470,000 Method: Private Sale Date: 18/07/2025

Property Type: Apartment

Agent Comments



403/174 Burnley St RICHMOND 3121 (REI/VG)





Agent Comments

Price: \$477,000 Method: Private Sale Date: 03/07/2025

Property Type: Apartment



6/205 Burnley St RICHMOND 3121 (REI/VG)



Price: \$485,000 Method: Private Sale Date: 16/04/2025

Property Type: Apartment

Agent Comments

Account - BigginScott | P: 03 9426 4000





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