Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	9/113 BURWOOD HIGHWAY BURWOOD EAST VIC 3151

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

~~Single Price~~		or range between	$430,000	&	$470,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$830,000	Property type	Unit	Suburb	Burwood East
Period-from	01 Mar 2025	to	28 Feb 2026	Source	Cotality

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

Address of comparable property	Price	Date of sale
101/326-328 BURWOOD HIGHWAY BURWOOD VIC 3125	$462,000	27-Feb-26
205/373-377 BURWOOD HIGHWAY BURWOOD VIC 3125	$428,000	28-Nov-25
12/113 BURWOOD HIGHWAY BURWOOD EAST VIC 3151	$457,500	30-Oct-25

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 6 months.~~

This Statement of Information was prepared on: 30 March 2026

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101/326-328 BURWOOD HIGHWAY BURWOOD VIC 3125

2 1 1

Sold Price RS $462,000 Sold Date 27-Feb-26

Distance 1.6km



205/373-377 BURWOOD HIGHWAY BURWOOD VIC 3125

2 1 1

Sold Price RS $428,000 Sold Date 28-Nov-25

Distance 1.03km



12/113 BURWOOD HIGHWAY BURWOOD EAST VIC 3151

2 1 1

Sold Price $457,500 Sold Date 30-Oct-25

Distance 0km

RS = Recent sale **UN** = Undisclosed Sale

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